



## EXCLUSIVE ESTUARY ESTATE

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## 20A Clearwater Terrace, Mossy Point

Sold for \$980,000 (Sep 17, 2019)

Positioned in a highly sought after estate in Mossy Point and set on a level 6,179m<sup>2</sup> parcel of land, is this gorgeous four bedroom, single level residence built by local and reputable builder, Law Builders.

The home has a beautiful aspect with the main living areas capturing all the northern sunshine.

Immaculately presented throughout, preserving privacy and tranquillity with four large bedrooms, master with ensuite, walk in robe and lavish ensuite. All other bedrooms include built in robes and garden view.

The stunning and timeless kitchen with stone benchtops and a walk in pantry that will impress the inner chef lends itself to easy entertaining with an open plan design with sliding doors opening onto a covered entertaining area overlooking the grounds and solar heated, salt water swimming pool with separate toilet and outdoor shower.

No expense spared, with ducted heating and cooling, ducted vacuuming and stunning timber flooring. The floor plan also boasts a media room.

Double lock up garage with internal access plus side access through to the oversized carport

<b>Property ID:</b>	L411657
<b>Property Type:</b>	House
<b>Garages:</b>	4
<b>Carports:</b>	1
<b>Land Area:</b>	6179.0 sqm

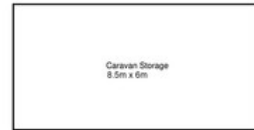
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and separate double shed.

Centrally located to local schools in Broulee and abundance of cafes nearby including The Rivermouth, The Mossy Café and IGA supermarket. Tomaga River is only 1km away.

Proudly offered for the sale for the first time, please call to arrange your private inspection.

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Approx. floor areas:  
Residence 269m<sup>2</sup>  
Alfresco 25.8m<sup>2</sup>  
Shed & storage 64.5m<sup>2</sup>

Whilst every effort has been made to ensure the accuracy of the floor plan depicted here, measurements are approximate and no responsibility is taken for any error, omission, or mis statement. This plan is for illustrative purposes only.