



Unique 2 Storey Home



4



2



2

313 Esplanade, Coffin Bay

Sold for \$412,000 (Mar 20, 2020)

Architecturally designed as a holiday home, this property is quite unique in what it has to offer. It is one of a few homes that has been built to cater for a disabled person to live comfortably. Having been let to holiday rental for many years, it has repeat customers and certainly suits that market, while giving the new owners a destination for summer vacations.

Offering 4 bedrooms, with 3 being upstairs and one close to the open, accessible bathroom downstairs. Upon entering, the ceiling of the living area opens to the upper level, with north easterly windows on both levels providing warming light. All in one living is great for post fishing tales while the catch is being prepared. Access to the second level takes you up a cylindrical stair well and a small lobby separates the 2 and 3rd bedrooms from the main. Both of these bedrooms have built-in robes and a smaller room opens off one, which could be a kid's space. A small deck is a feature of the main bedroom, perfect for a morning coffee, having a filtered view onto the channel. Clad with colorbond steel, with an angular carport, the location of the home on this generous sized block allows heaps of extra space in the backyard for a game of cricket, or maybe build a shed, or even a pool.

Located well down the western end of the Esplanade, it's just a short walk to Crinoline Point and a nice little swimming beach. Having a northerly aspect, the house has been designed to enjoy the location. This property will make someone very happy to spend their holiday time in beautiful Coffin Bay.

Property ID:	L448572
Property Type:	House
Carports:	2
Land Area:	806.0 sqm

Mike Bowyer

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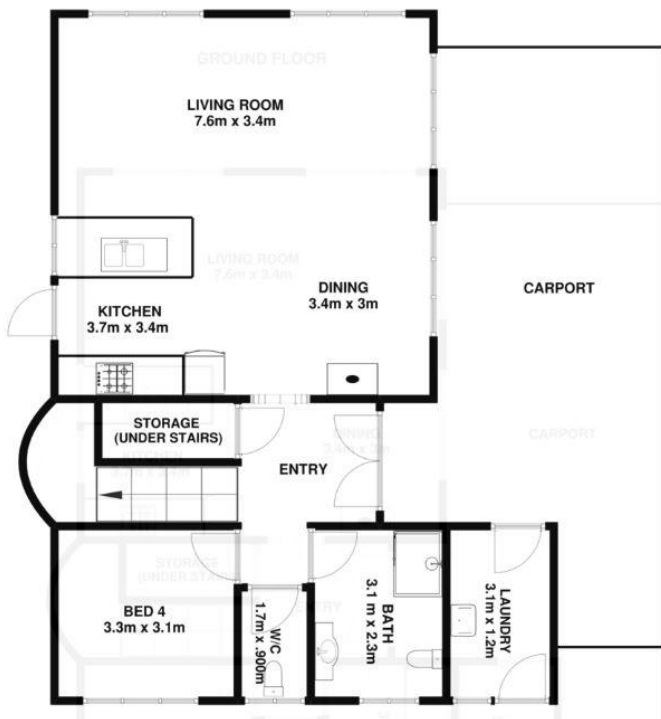
Priced to Sell at \$425,000, call Mike on 0428 854 020 to check it out.

GROUND FLOOR

LEVEL 1

313 ESPLANADE, COFFIN BAY

313 Esplanade Coffin Bay



DO NOT SCALE
INDICATIVE LAYOUT ONLY