

Sold



32 Sunset Bvd, Kianga



### Tri Level Home on Sunset @ Kianga

"Shima" - More than meets the eye. This home has a lot to offer, spread out over three levels.

Entry Level: Open plan dining kitchen with an informal sitting area. The kitchen has an island bench, walk in pantry, dishwasher and plenty of storage. The sun room is conveniently located at the front of the home with adjoining second bedroom. The main bathroom is on this level and has just been renovated with quality fixtures and fittings.

Upper Level: A spacious lounge, sliding doors leading onto the covered deck with extensive ocean views, four person spa and plenty of space for entertaining. The master bedroom has built in robes, modernised ensuite and sliding doors leading onto the deck.

Lower Level: The third bedroom has built in robes and a sliding glass door leading out to the garden. The fourth bedroom/study is currently being used as a sewing room and also has access to the garden. There is also a spacious laundry with plenty of storage, toilet and shower.

Lawns & Gardens: All the gardens are easy to maintain and the grassed areas are quite level.

Parking: The tandem carport has enough space for two cars.

Extra Features: 5 kva back to grid solar system, reverse cycle air conditioner, pergola, large shed and/or workshop, vegetable gardens, bird aviary, and water tanks for gardening purposes.

Location: A short walk to Anton's Cafe, beaches and cycle/walking path. Short drive to more pristine beaches, Wagonga Inlet, Narooma Shopping Centre, boat ramp and many other scenic destinations.

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**Price** SOLD for \$624,000  
**Property Type** Residential  
**Property ID** 248

**Agent Details**  
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