

10 Rowlock Place, Curlewis, VIC, 3222

House For Sale

Monday, 28 October 2024

10 Rowlock Place, Curlewis, VIC, 3222

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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As-New Coastal Haven

The Feel:

Inviting street appeal gives way to a haven of coastal living in this flawless single-level residence, nestled within a quiet, family-friendly neighbourhood. Designed with an emphasis on indoor-outdoor living, the home's light-filled interiors and a dreamy neutral palette ensure a warm and inviting ambience, while double-gated side access, desirable north-to-rear aspect, and leafy, easy-care environs promise a sought-after, laidback lifestyle. Wonderfully peaceful yet a short stroll to shops, the local primary school, and the lifestyle delights of the bay, it's a treat for growing families, downsizers, and weekenders in equal measure.

The Facts:

- Custom 4-bedroom home, presenting as new & still under construction warranty
- Easy-care 480sqm site backdropped by glimpses of Corio Bay
- Flowing single level ideal for growing families & lovers of effortless coastal living
- Designed to capture radiant natural light via expansive glazing & a desirable north-to-rear aspect
- Contemporary quality is on show from the outset with Stria cladding
- Bamboo flooring underpins a relaxed natural palette, emphasizing a refined beachside aesthetic
- The heart of the home is the open plan living domain, basking in the golden glow of northern sunshine
- Sophisticated stone kitchen is adorned with S/S appliances & dishwasher
- Central island bench with breakfast seating for casual dining & meals on the go
- Seamless flow to sunny alfresco area where curved paving adds a considered touch
- Lush, landscaped surrounds enhance the sense of serenity, with high Colourbond fencing for privacy
- Main bedroom benefits from a northern aspect, with WIR, ensuite & direct outdoor access
- 3 further bedrooms are separately zoned & feature full-height BIRs
- Zoned ducted heating & reverse cycle a/c ensure seasonal comfort
- There is ample off-street parking with a DLUG + double-gated side access for the boat or trailer
- Enhanced insulation provides improved sound & thermal benefits
- Additional appointments: double glazed windows & doors, double roller blinds, full-height bathroom tiling, Rinnai solar hot water
- Peaceful, family-friendly location in the award-winning Baywater Estate
- An easy, relaxing stroll to the Bayview Central shops, while kids can walk safely to the local primary school
- Nearby to the Griggs Creek walking track, leading directly to bay beaches & the Clifton Springs boat ramp

The Owner Loves....

"This home is wonderfully positioned mid-way between the local shopping centre and the bay, ensuring it is as practical as it is lifestyle-enhancing. The beautiful walking trail that takes you all the way to the water's edge is a daily joy."

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