

**147 Mitchell Parade, Mollymook Beach, NSW, 2539**



**House For Sale**

Wednesday, 20 November 2024

147 Mitchell Parade, Mollymook Beach, NSW, 2539

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Kate Wise

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## **SIMPLY THE BEST OCEAN VIEWS**

Perched amongst some of the most prestigious homes in Mollymook Beach is this quintessential Beach Cottage boasting the best ocean views imaginable!! Offered for sale for the first time in 30 years and presenting the ideal opportunity to enjoy this picturesque location; or perhaps landbank for future development.

Featuring an elevated deck with uninterrupted views of Mollymook Beach, all the way to the Ulladulla Lighthouse. Step inside and be transported back in time. Bursting with character and charm, the open plan living and dining area features plenty of natural light and captures the majestic ocean views. The kitchen is original but beautifully preserved. Offering a breakfast bar, retro cabinetry, upright electric stove/oven and whilst there is no dishwasher.....the view from the kitchen sink will ensure you are happy to wash the dishes by hand....and could take quite some time as you loose yourself, whilst watching the azure blue ocean, glimmering before you!

Featuring Cypress timber flooring throughout the home, there are two bedrooms with BIR's and the same breath taking view from the master bedroom. The combined laundry and bathroom includes a separate shower, separate toilet and a spacious laundry with a vanity, and laundry tub. Beautifully tiled and neatly presented, the laundry also has external access. There is a covered carport, with drive through access to the backyard as well as plenty of driveway parking available.

Positioned on an elevated 702sqm block with simply the best uninterrupted ocean views, this cottage offers the ultimate opportunity for future development, whilst you indulge in holiday or permanent living in this truly iconic beach cottage. Enjoy the convenience of walking 140m to the north end of Mollymook Beach via the stairs to enjoy one of the south coast's most pristine beaches.

To take advantage of this truly unique opportunity to acquire a piece of Mollymook's history, contact Kate Wise on 0404 413 866 or Lyn Chambers on 0418 661 980 to arrange a private inspection.

### Features:

- Uninterrupted, majestic ocean views
- Quintessential weatherboard beach cottage in excellent condition
- 702m2 block - ripe for future development
- Offered for the first time in 30 years!
- 140m to north end of Mollymook Beach (via stairs)
- 2 spacious bedrooms with BIR's
- Cypress floorboards throughout
- Retro kitchen in immaculate condition
- Separate, shower and toilet - neatly tiled
- Walking distance to Mollymook shops and restaurants, including Rick Stein's at Bannisters
- Enjoy the ultimate holiday or permanent living location now - and landbank for the future
- Disclaimer - This property has been virtually styled