

**94 South Kiama Drive, Kiama, NSW 2533**

**House For Sale**

Tuesday, 7 January 2025

**Harcourts**  
Kiama

94 South Kiama Drive, Kiama, NSW 2533

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 364 m2**

**Type: House**



Daniel Dajcic

## SELLING \$899,000

Priced to entice, with vendor motivation at an all time high, the instructions couldn't be more clear... " SELL "Cute, cosy, and overflowing with personality, this low maintenance single-level home with an appealing slow combustion wood fire and private outdoor spa adjoins a leafy Public Reserve on two sides and feels comfortable and carefree. Featuring multiple pleasant indoor/outdoor spaces for enjoying or escaping the sun, step inside and discover open plan living with practical floating floors and plantation shutters, a unique curved timber kitchen including quality appliances, and three ample bedrooms complete with built-in wardrobes. Directly opposite Hillview Circuit Park with its lovely shade trees and children's playground, Kiama High School is a convenient 400m from home, Kendall's Beach and Easts Beach are each just 1km away, and Kiama Village shopping, dining, and services are accessed in an easy 1.5kms. Assured to be in high demand given it's "entry level" price point, this is a rare opportunity for first home buyers to break into the exclusive Kiama market without an unattainable price tag! With limited single level homes available this is a downsizers dream! Don't blink twice, see you at the open home!

**Highlighting -** Well maintained single-level dwelling, ready to occupy- Sun-blessed northerly outlook over the adjacent leafy reserve- Open plan kitchen/living/dining includes slow combustion wood fire - Kitchen features Westinghouse 900mm gas cooktop & oven- Sunny north facing wraparound deck includes private spa bath- Generous covered alfresco dining space with perimeter landscaping- Three sizeable bedrooms feature ceiling fans and built-in wardrobes- Fresh, light, family bathroom includes walk-in rain shower- Separate laundry with built-in cabinetry and access to outdoors - Carport, garden shed, continuous gas hot water, fenced- 1km to your choice of spectacular beaches, 1.5kms to town\*\*Disclaimer: While we strive to provide accurate and comprehensive information in our marketing materials, we cannot guarantee the accuracy of the details supplied by our vendors. Therefore, Harcourts Kiama makes no representations, warranties, or legal assurances regarding the information's accuracy. We strongly advise potential buyers to undertake their own due diligence for any property under consideration. All photos, maps, and images are for illustrative purposes only and intended for marketing use.