

**1&2/4 Vince Pl, Malua Bay, NSW 2536**

**Price On Application**

House 3  2  1 



## Buy brand new- Looking to be completed by Christmas or short

Here is the perfect property for the downsizer that doesn't want to sacrifice quality for size . A brand new 3 bedroom duplex that offers just that little bit more! Bright and light, this build showcases some beautiful features with character and charm.

There are two to choose from and they both have different floor plans, colour schemes and facades. At this point of the build there could be some changes made to landscaping or flooring etc if purchased early enough.

Incredible location as well, in a cul-de-sac that has access to the Malua Bay Bowling Club at the end of the street for the bowlers, fishing club enthusiasts or just for dinner where you can walk down and walk home when you're done, no driving and no waiting for the cab.

All the living is on one level with high ceilings, lots of storage and a kitchen to die for with a large butlers pantry, induction cooktop and a stone- mix bench that's screaming out for nibbles with some giggles...perfect place to whip up the charcuterie boards.

Single garage with electric panel lift door and internal access to the house, a patio area and yard large enough for your favourite furry friend or some green thumbs to keep up their hobby. These beautiful properties are a rarity for Malua Bay and the quality and fit out are eye watering!

They will have both privacy and a picturesque bush view out the back, builders warranty and maximum depreciation of course as new builds do. Call me now to be the first in best dressed and less stressed.

**Open for Inspection**

By Appointment.

### Listed By

Robert Hamilton

