




12 Imlay St, Broulee, NSW 2537

\$1,850,000

House 4  3  4 



Quality & Elegance on a Monster Block

Positioned on an impressive, oversized residential block in sought after Broulee, this single level brick home showcases a unique, architecturally designed floor plan that blends style, space, and functionality with effortless coastal living.

Open for Inspection

By Appointment.

From the moment you step inside, the home makes a statement. A generous mud room with slate flooring provides a practical and stylish entry point, setting the tone for what lies beyond. Inside, cathedral style ceilings create a sense of openness and grandeur, while thoughtfully positioned windows invite an abundance of northern sunlight, filling every corner of the home with warmth and natural light.

Designed with both family living and entertaining in mind, the home offers two distinct living zones. A relaxed living area flows seamlessly off the kitchen, perfect for everyday living - while a centrally positioned formal lounge provides a more refined space to unwind or host guests.

For those working from home, the dedicated in house office offers the ideal balance of convenience and privacy.

Outdoors, the property truly shines. A huge undercover alfresco area creates the perfect setting for year round entertaining, while extensive vehicle accommodation includes a double garage, two separate carports, and side access leading to an oversized rear shed complete with a studio/workshop - ideal for tradies, hobbyists, or additional storage.

All of this is just a short, easy stroll to the stunning sands of South Broulee Beach, allowing you to embrace the relaxed coastal lifestyle every day.

Features you'll love:

- * Architecturally designed, single level brick home
- * Expansive residential block with side access
- * High cathedral ceilings with abundant natural light
- * Two separate living areas for flexibility
- * Dedicated home office
- * Spacious mud room with slate flooring
- * Huge undercover alfresco for outdoor entertaining

Listed By

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