Whale Coast Realty
34 Princes Highway,
Narooma NSW 2546

52 Sunset Boulevard Bvd, Kianga, NSW 2546 **Sold - 15/05/2025**

House 4 2 1









Stunning Family Home, Ocean Views w Dual Occupancy potential

Perfectly positioned approx 300m from Kianga Beach, this sun-soaked, two-storey home offers four bedrooms, two bathrooms, two kitchens, and two living areas, making it ideal for dual living, rental income, or multigenerational families. Enjoy breathtaking ocean views, a fully fenced backyard with an entertaining deck, and a large remote-controlled single garage with internal access. Designed for flexibility and effortless living, this home features two fully self-contained levels bathed in natural light.

Open for Inspection

By Appointment.

Ground Floor
A spacious family room flows seamlessly into a well-equipped kitchen and dining area. This level also includes a generous bedroom, modern bathroom, and laundry, plus practical under-stair storage. Step outside to a secure backyard oasis, featuring a covered verandah, large spotted gum hardwood entertaining deck, freshly turfed lawn, and a firepit—the perfect spot for sunrise coffee or cozy nights under the stars.

Second Floor
The main living area boasts a spacious dining area, built-in fireplace, and stylish island bar kitchen with high-end appliances and ample storage. The enclosed sunroom doubles as a home office or wellbeing space. Providing an all weather space to soak in the incredible ocean views all year-round. The master suite is generously sized, featuring built-in robes and a sunlit parents' retreat with impressive coastal views. Two additional bedrooms—one with built-in robes—are nearby, along with a stylish, modern bathroom.

Why You'll Love This Home:
? Move-in ready – nothing left to do but enjoy!
? Perfect for families, investors, or dual-living buyers
? Incredible ocean views & coastal lifestyle
? Flexible layout – live upstairs, rent downstairs, or accommodate extended family
? Moments from the beach, cafés, and local amenities

Council Rates = Approx. $3090
Permanent Rental = Approx. $680 per week
Holiday = $370 peak per night & $170 Off-peak per night

Listed By
John Murray

John Murray

Listing Number: 3465922

Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.