



28 Pioneer Street, **Bingil Bay**

4 2 2

IMPRESSIVE RESIDENCE WITH OCEAN & ISLAND VIEWS

In an elevated position overlooking the bay below, this sprawling 342m² home is set amidst 3,174m² of level land in Bingil Bay.

From the front patio, you can watch the world go by – ships slowly creep across the horizon, sea eagles swoop down over the bay, watch dolphins and whales at play.....

The home consists of four bedrooms, two bathrooms and an office - the a master bedroom with en-suite on the sea side of the home and another 3 double bedrooms plus office which could double as a 5th bedroom if required.

In a commanding position on the eastern side of the home is a rock pool which is under cover and bordered by a u-shaped patio on two sides. A great area to relax and enjoy the company of friends....

Very large kitchen features timber New Guinea Rosewood, large walk-in pantry, glass ceramic cooktop, electric wall oven with side opening door, microwave and dishwasher and a brilliant view over the pool to the ocean from the kitchen window.

Additional Features Include:

- Fully air-conditioned throughout – ducted and can be isolated to each half of the house and master bedroom has its own split system air-conditioning
- Tiled floors
- Feature entry
- Two living areas – lounge/dining area on the ocean side of the home and a large rumpus room with billiard table (included with the sale of the home) and built-in bar.
- Large laundry with built-in cupboards
- Solar panels on the roof
- An surplus of storage cupboards
- Fully fenced – electric security gate at entrance
- Remote controlled entry gate, garage door and shed doors
- 3 phase power in workshop

Adjacent to the home is a 262m² shed to impress the 'man of the house' with a 3 bay opening – centre opening is over 4m high to accommodate a boat with fly-bridge and shed is capable of housing 9 vehicles with their doors open. This is in addition to the double lock-up garage adjoining the home. Work

The above information has been furnished to us by the vendor of each property. We have not verified whether or not that information is accurate and have no belief one way or another in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. all interested parties should make and rely upon their own enquires in order to determine whether or not this information is in fact accurate.

3,174 sqm

\$995,000

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