



22 Verge Road, **Callala Beach**

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B.E.A.C.H

Best. Escape. Anyone. Can. Have

Situated less than 250 metres from the stunning shores of Jervis Bay, this gorgeous beach cottage is ready and waiting to be the escape to the seaside that you've been dreaming of.

This classic beach house combines that sixties charm with a bright modern finish.

Ideal for relaxed coastal living, the home itself features three generous bedrooms and an open plan living area that incorporates the fully appointed kitchen.

There is a fabulous covered outdoor entertaining area at the rear of the home – perfect for barbeques or just relaxing with a book. Enjoy the sound of the waves breaking on the beach and the abundance of bird life from your very own garden.

Ducted air conditioning, ceiling fans and a gentle sea breeze ensure comfortable temperatures all year round.

The home sits on approximately 560 square metres of land, complimented by lovely easy care gardens. A side gate allows boats, cars or caravans access into the fully fenced rear yard.

Located just metres from a beach track that leads straight to the pristine white sands of Callala Beach, this is a sought after position and an ideal lifestyle investment.

As properties at Callala Beach are becoming more sought after than ever before, this is a great opportunity to secure your very own piece of Jervis Bay. Phone today to arrange your inspection on 02 4446 4313.

 560 sqm

\$680,000

ID# 11646100878



Joanne Muller



Maddison Sprowles

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