

**SAPPHIRE BEACH, 2/4 Emerald Ave**

**\$1,175,000**

3 3 2

**OPEN TODAY**  
11:15-11:45am



**Uninterrupted Seascape in an Exclusive Location**

Nestled perfectly into one of Coffs Harbour's most exclusive beachfront enclaves, this luxurious apartment enjoys a spectacular ocean view panorama, from an elevated easterly aspect, framed by beautiful raked rooflines and floor to ceiling glass. The property is finished throughout with the very best of fittings and appliances to create a modern, low maintenance home, ideal for a professional couple or family with teenage kids.

- Stunning 3 bedroom apartment in tightly held position.
- \$400,000 refurbishment recently completed.
- Constructed to capitalise on the commanding oceanfront position, with open plan living and bi-fold doors opening to a large undercover balcony.

Adam Cross 0421 854 936

**COFFS HARBOUR, 1/2 Lea Cl**

**\$229,500**

3 1 1

**OPEN TODAY**  
10:30-11:00am

**City Centre Location**

This easy care spacious three bedroom villa is just minutes to the city centre. All three bedrooms are generous in size, two of which have built in robes. The bright open plan living area flows onto the dining area and updated kitchen with pantry and breakfast bar. You have the bonus of a secure single lockup garage and a fully fenced grassed courtyard area at the rear an ideal spot to enjoy the outdoors. Just across the road you have a leafy park and transport is at the end of the street. If you are looking for a well presented villa close to town, schools, parks and transport look no further!

- Three generous bedrooms. Bright open planed living area flows onto the dining area updated kitchen.
- Across the road from a leafy park and transport is at the end of the street.
- Great location with city centre. Schools and parks at your doorstep.
- Currently tenanted for \$280 per week.

Hilary Lawrence or Sallyanne Francourt 0407 583 542



**TOORMINA, 12 Tamarind Cl**

**\$410,000**

4 2 2

**OPEN TODAY**  
10:30-11:00am

**A Home of Particular Appeal...**

4 bedroom home in a highly desirable location, private gardens with hinterland views. North facing open plan living areas, 2nd living area has a/c and opens onto the outdoor covered patio and level, fully fenced yard. Bedroom 1 has mirrored robes, a/c, ensuite, the other 3 are generous in size with robes, bedroom 2 has a/c. Double garage with built-in storage shelves & workshop, formal entry with glass brick feature wall, solar hot water. 200m from schools, bus route, less than 1km to 2 major shopping centres, short drive to beaches.

- 4 bedroom home in a highly desirable location, private gardens with hinterland views.
- North facing open plan living areas, 2nd living area has a/c and opens onto the outdoor covered patio and level, fully fenced yard.
- Bedroom 1 has mirrored robes, a/c, ensuite, the other 3 are generous in size with robes, bedroom 2 has a/c.
- Double garage with built-in storage shelves & workshop, formal entry with glass brick feature wall, solar hot water.
- 200m from schools, bus route, less than 1km to 2 major shopping centres, short drive to beaches.

Grant Larsen 0417 263 656 www.grantlarsen.com.au



**SAPPHIRE BEACH, 48/784 Pacific Hwy**

**\$329,000**

2 2 2

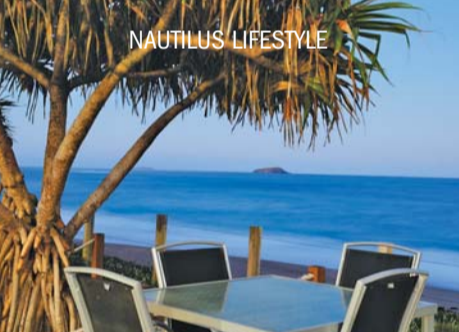
**OPEN TODAY**  
10:30-11:00am

**Low Maintenance Beachfront Living**

This sunny north facing apartment includes a large courtyard area and garden, perfect for those wanting some private outdoor space without the maintenance of a house. This secure complex is unrivalled along our northern coastal strip with beachside pool, BBQ area, tennis court as well as an all-weather beachside entertaining cabana with showers & sauna. Only six minutes drive to Coffs Harbour and major shopping facilities.

- North facing 2 bedroom apartment with sunny courtyard.
- Secure complex, lift access, 2 car spaces.
- Direct beach access via stairs or inclinator.
- Amazing facilities with pool, tennis court, sauna and squash court.
- All weather beachside entertaining cabana, outdoor BBQ area.
- Spacious throughout, open plan living & dining.
- Kitchen with dishwasher & plenty of storage.
- Master bedroom has ensuite with spa bath.
- Secure level entry & lift access to apartment.
- Being sold with furniture and appliances.

Adam Cross 0421 854 936



**SAPPHIRE BEACH** 2 2 2

**165/746 Pacific Highway \$230,000**

- Absolute beachfront Resort with ocean views.
- 2 bedroom fully furnished and air-conditioned villa at Nautilus Resort, a beachfront Resort at Sapphire Beach.
- 2 single carports, use of Resort facilities.
- Includes kitchen, microwave, washing machine, dryer.
- 2 bathrooms, open plan living, can sleep up to 7 people.
- Currently rented for \$360 pw.

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**COFFS HARBOUR LAND**

**48a Kratz Dr \$199,000**

- A quality 817m<sup>2</sup> lot in one of Coffs Harbour's most sought after positions with panoramic outlook over North Boambee Valley, ocean views to the east.
- Quiet street (no through road), ideal for families with kids, surrounded by quality homes.
- Situated less than 5 minutes drive to Coffs Harbour CBD.

Adam Cross 0421 854 936

**COFFS HARBOUR, 2/6 Basswood Crt**

**\$279,000**

3 1 1

**OPEN TODAY**  
11:15-11:45am

**Renovated Villa with Large Yard**

Are you looking for a villa with only two on the block? Do you want a cul de sac location closet to transport, schools, and the CBD? How about a large fenced yard with plenty of room for children to play, outdoor entertaining and space for a garden? Ideal for retired couples, first home buyers and investor this renovated villa is positioned at the rear the block and has been nicely renovated. It boasts a modern kitchen, living room and dining area opening onto a paved courtyard for outdoor entertaining. Offering fresh paint, floor coverings and blinds there are three generous sized bedrooms plus a light and airy bathroom. The single garage features drive through access to the rear yard which is great for trailers, boats and pop top caravans.

- Pet friendly villa with self managed strata.
- Just a 2 minute drive to the centre of town.
- Level villa boasting a renovated kitchen.
- Three generous sized bedrooms.
- Updated paint, blinds and carpets.
- Open Plan living room and separate dining area.
- Cul-de-sac location - only two villas on the block.
- Drive through single garage.

Hilary Lawrence or Sallyanne Francourt 0407 583 542



**COFFS HARBOUR, 185 Rose Ave**

**\$495,000**

2 1 2

**Massive Exposure & Investment Opportunity**

Right in the heart of Coffs Harbour, on a prime Rose Avenue site with massive Pacific Highway exposure and forming part of Coffs Harbour's Gateway strategy, this property is zoned B6, providing for a multitude of opportunities including home industry, medical and health consulting rooms, light industry etc. The property is on a level 765m<sup>2</sup> block and comprises a 2 bedroom home with a covered back verandah, plus a detached concrete block shed of approximately 9m x 7.6m with 2 roller doors, bathroom, reception counter and shelving. The site can be developed up to floor space ratio of 0.8:1 and a building height of 8.5 metres. The location has been used as a small motor and lawn-care sales and repairs outlet for over 30 years and would suit a similar business with future development opportunities.

- 2 bedroom home plus a 9m x 7.6m concrete block shed on a fenced yard.
- Zoned B6 allowing for a multitude of uses including home industry, medical and health consulting rooms etc.
- Level block 765m<sup>2</sup>. Fronting onto Rose Avenue with direct Pacific Highway exposure.

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