



Modern, Private & Perfectly Positioned



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10A Beatty Boulevard, Tanilba Bay

\$800,000 - \$850,000

Tucked away in a quiet battleaxe setting, this contemporary family home offers an exceptional blend of privacy, practicality and lifestyle convenience. Thoughtfully designed with modern finishes and functional living spaces, the home delivers year round comfort with air conditioning and ceiling fans throughout, a spacious open plan layout and a seamless connection between indoor and outdoor areas.

Whether you're hosting in the light filled living and dining area, preparing meals in the stylish kitchen, or enjoying downtime in the versatile fourth bedroom/media room, every corner of this home has been crafted for relaxed, easy living. The fully fenced yard and double automatic garage complete this attractive package, while the unbeatable location places shops, schools, parks and the waterfront just moments from your doorstep.

Key Selling Features

- Private and peaceful battleaxe block location
- Master bedroom with ensuite and built-in wardrobes in all rooms
- Well appointed kitchen with dishwasher and open plan layout

Property ID: L16066530

Property Type: House

Garages: 2

Land Area: 669.0 sqm

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- Air conditioning and ceiling fans throughout
- Spacious living and dining area filled with natural light
- Double automatic garage with internal access
- Fully fenced backyard – secure and family friendly
- 5 minute walk to Coles and Tanilba Bay Shopping Village
- 10 minute stroll to the waterfront and peaceful walking tracks
- Move in ready with modern finishes and low maintenance appeal

Ideal For

- Growing families needing space, functionality and privacy
- Downsizers looking for a low maintenance home with no compromise on comfort
- First home buyers entering the market in a premium location
- Investors seeking a well located property with strong rental appeal
- Professionals or retirees wanting proximity to amenities in a quiet setting

Currently leased until September 2026, this property offers an excellent opportunity for those seeking a ready made investment in a desirable bayside location.

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