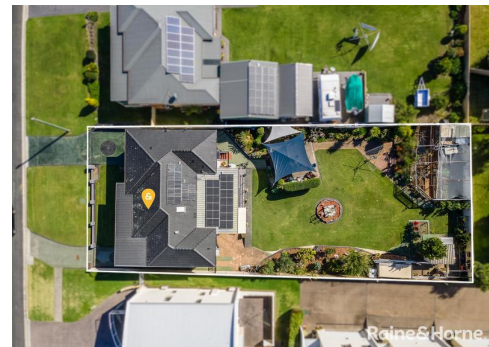


## Four Bedroom Home with 2 Bedroom Flat



6



2



1

## 93 North Street, Ulladulla

Sold for \$1,100,000 (Oct 31, 2024)

Conveniently perched on the fringe of the Ulladulla's CBD, relish in the convenience of this town's offerings – from its captivating harbour, its coastal walks, charming cafes, lovely restaurants and diverse shopping experience. Or take a quick drive north to glorious Mollymook Beaches, Golf Course and the boutique eateries this suburb has on offer.

The R3 zoning for medium density residential allows you to seize the opportunity to develop this property now or in the future with a stylish redevelopment. With a street frontage spanning over 20m and over 48m in depth, the dimensions are ripe for your vision.

The dwelling itself presents an array of captivating features, including a generously sized north-facing multipurpose entertainment haven. A generous jarrah timber kitchen, polished hardwood floors and high ceilings exude an air of style. A large front balcony frames a picturesque ocean vista. A cosy lounge room with fireplace sets the mood, and four bedrooms provide comfort. Enjoy the added convenience of two split air conditioning units.

The lower level accommodates a self-contained two-bedroom living space with its own private access – an ideal setup for guests. Ample storage and a workshop await beneath the house, alongside an oversized garage for all your parking needs. Side access beckons you to the sun-drenched backyard, complete with an outdoor BBQ area. Embrace eco-friendliness

**Property ID:** L21643245

**Property Type:** House

**Garages:** 1

**Land Area:** 983.0 sqm

**Robert Granger**

0448175761

[rgranger@mollymook.rh.com.au](mailto:rgranger@mollymook.rh.com.au)

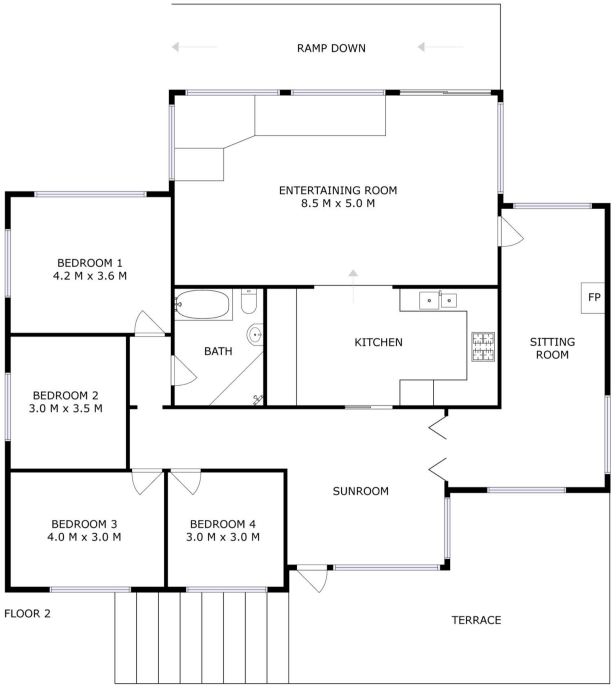
with energy-efficient solar panels that enhance the property.

Your opportunity to make the most of this versatile haven is here. Invest, develop, and savour the delights of coastal living – all from this remarkable address.

93 North Street, Ulladulla



FLOOR 1



FLOOR 2

Raine&Horne.

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

