



Deluxe Golf Course Townhouse Off Clyde Street

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3/30 Augusta Place, Mollymook Beach

Sold for \$870,000 (Jun 25, 2025)

Discover the charm and comfort of this beautifully renovated and freestanding deluxe townhouse, nestled beside the 16th green overlooking the championship Hilltop Golf Course just off Clyde Street. Over 20 metres of frontage onto the golf course. A short 650 metre stroll away lies the pristine sands of Mollymook Beach, inviting you to unwind and enjoy coastal living at its best.

Step inside to find a welcoming living space featuring new timber look flooring that opens up to picturesque views of the golf course. The modern kitchen, complete with an induction cooktop and cleverly designed layout, seamlessly connects with the dining area and extends to a lower covered terrace. Here, you can entertain guests or indulge in relaxation in the spa after a rewarding day on the greens.

Upstairs, two guest bedrooms and an exceptionally spacious primary bedroom await. The primary bedroom treats you to a private hardwood timber deck, offering sweeping vistas over lush fairways, accompanied by a stylish new ensuite and a generously sized walk-in robe.

This home is more than just a place to live; it's a sanctuary designed for comfort and convenience. Equipped with reverse cycle air conditioning and a gas connection, you'll experience year-round comfort. Every corner of the property has been meticulously renovated, from the kitchen and bathrooms to the flooring, lighting, curtains, and landscaped grounds.

Property ID:	L29107561
Property Type:	Townhouse
Garages:	1
Land Area:	354.0 sqm

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Outside, the fully fenced yard provides direct access to both the golf course and Clyde Street, enhancing both privacy and accessibility. Additional features include a single garage, a garden shed for storage, and the potential to negotiate an outside spa to complete your outdoor oasis.

Set within a small, friendly complex with reasonable body corporate fees, this townhouse offers the perfect blend of luxury and practicality. Whether you're considering it as a retirement retreat, holiday haven, or a lockup-and-leave residence, here you can effortlessly enjoy the best of beachside living paired with the tranquillity of golf course views.