



Modern Gold Course Villa



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2/27 Augusta Place, Mollymook Beach

\$965,000

Wake to birdsong, sip your morning coffee overlooking manicured fairways, and stroll to the beach for a sunset swim, this beautifully renovated villa delivers the very best of Mollymook Beach living.

Positioned in a peaceful enclave with direct golf course frontage, this modern three-bedroom villa has been completely transformed with style, comfort, and effortless indoor-outdoor living in mind.

Step inside and be greeted by soaring high raked ceilings that create a wonderful sense of light and openness. Freshly painted throughout and built in solid double brick, the home blends durability with sleek contemporary design.

At its heart lies a stunning modern kitchen finished in sophisticated grey tones with engineered stone benchtops, quality appliances, and generous storage, perfectly positioned to overlook the spacious open-plan living and dining area.

Large glass doors flow seamlessly to an automatic pergola-covered outdoor entertaining space, where you can host long lunches, evening drinks, or simply relax while taking in uninterrupted fairway views.

Property ID: L982560

Property Type: House

Garages: 2

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Externally, the home has also been freshly painted with a roof re-coat, ensuring low-maintenance living for years to come. Coastal living without compromise, perfect for downsizers, investors, weekenders, or anyone seeking a refined yet relaxed South Coast lifestyle .

Thoughtfully Designed for Comfort:

- 3 Generous bedrooms
- Main bedroom with stylish modern ensuite
- Large window framing landscaped garden and golf course views
- Reverse-cycle air conditioning throughout
- Ceiling fans for coastal breezes
- Double roller blinds
- Solar power for energy efficiency
- Double garage with automatic door
- Secure, fenced pet-proof yard