



Designer Oceanside Living



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## 32 Donlan Road, Mollymook Beach

Sold

Set above the shoreline yet only moments from the sand, this architect-designed coastal residence captures sweeping, uninterrupted ocean and beach views, delivering the perfect balance of serenity, sophistication and seaside connection.

A dramatic Shou Sugi Ban facade, feature lighting and floating staircase set the tone from the moment you arrive. Inside, sun-drenched spaces unfold effortlessly: open-plan living with hardwood timber flooring, slow-combustion fireplace and striking vaulted ceilings frame the ocean outlook. Walls of glass, louured windows and bi-fold doors invite refreshing sea breezes and bathe the home in natural light.

The designer kitchen impresses with Caesarstone surfaces, a generous island and premium Miele appliances, flowing seamlessly to a large Modwood entertaining deck where the coastal panorama becomes part of everyday life.

Retreat to the oversized master suite, where dawn rises over the water and a beautifully curated new ensuite and walk-in robe enhance the sense of luxury. Downstairs, a vast guest living area with polished porcelain tiles spills onto a shaded deck, accompanied by two spacious bedrooms and a stylish new bathroom.

Comfort is assured with reverse-cycle air conditioning, tinted windows, LED lighting, security

**Property ID:** L987847

**Property Type:** House

**Garages:** 2

**Land Area:** 664.0 sqm

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system, block-out blinds, underground gas and a water tank. After a morning swim, just a short stroll via a nearby beach staircase, rinse off under your outdoor hot and cold shower, then wander through landscaped gardens back into your private sanctuary.

Positioned in one of Mollymook's most coveted enclaves, you're an easy walk to the Beachside Golf Course, Rick Stein at Bannisters, Gwylo, the Pavilion Rooftop and vibrant local cafés and eateries .

32 Donlan Road delivers a rare blend of designer flair, coastal calm and unbeatable views, an oceanside home crafted for those who won't settle for ordinary .