



2 Gabba Court Anglesea, VIC

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## CLASSIC BEACH HOUSE BRILLIANT POSITION

Position perfect just 1.2kms from Anglesea's Patrolled Surf Beach this neat and tidy 3 bedroom home offers a relaxed coastal lifestyle. Recently painted inside the open plan living zone with adjoining sun-drenched patio and an extremely low maintenance design allows you to really relax during your leisure time. Further potential to improve with a low cost cosmetic renovation and extend if required (STCA). Or if you prefer simply walk in, relax and enjoy this well-loved property which has recently been treated to new floor coverings. The back gate exits directly onto a bushy walking track reserve allowing you quick access to the Anglesea River Reserve and with Anglesea's great caf?'s, shopping and amenities only 900m away, the car can be parked and forgotten. New recycled brick retaining walls, paving and freshly laid turf forming a lovely level back yard perfect for a game of back yard cricket. Complimented by a carport and garden shed, all on a secluded 710sqm (approx.) completes one of the best value propositions on the coast.

**Price:** \$775,000

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Whilst [berm.com.au](http://berm.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.



**2 Gabba Court**

**Anglesea**