



5 Gerard Avenue Kennett River, VIC

 3  1  2

## A PRIVATE VIEW!

An exceptionally well built holiday home that has been recently internally renovated throughout by well regarded local tradesmen.

Comprising 3 bedrooms, a large bathroom, living/dining and a "chef's standard kitchen" for the aspirational cooks. Other features include wood fire heating, split system heating/cooling, ceiling fans, new carpet and cabinetry, solar panels plus an expansive 720 sqm (approx.) block.

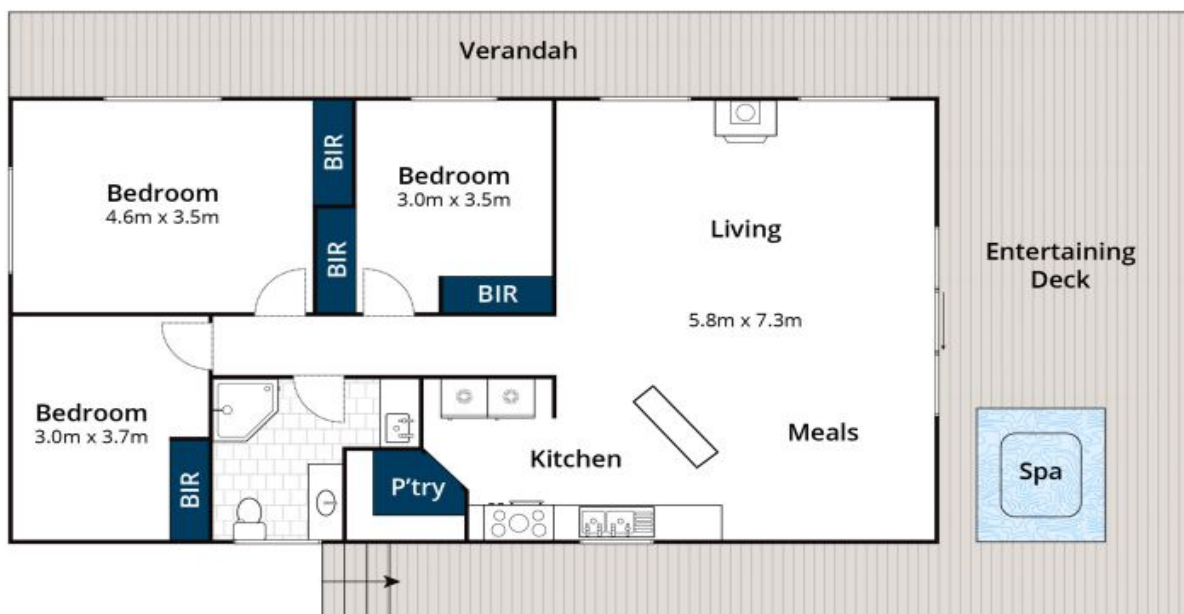
The undercover north facing deck is bathed in sun all day all year long and has a free standing spa enhancing the relaxing experience. The panoramic view immediately below of Kennett River and the surrounding Otways is simply stunning!

The gently sloping concrete driveway will fit 3 cars comfortably and allows you same level pedestrian entry into this property. Rare for this township!

**Price:** \$1,100,000

**Michael Coutts**  
0438 356 624

**Michael Coutts**  
0438 356 624



Approx House Area 104m<sup>2</sup>

While [bwm.com.au](http://bwm.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.

**5 Gerard Avenue, Kennett River**