



35 The Boulevard Wye River, VIC



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MOVE IN IMMEDIATELY

Sited on approximately 800 sqm of gently sloping land is this very neat 80's style beach home. Expansive 270° Wye Valley views and "bold blue" ocean views are enjoyed throughout the kitchen/living area and massive west facing deck. The surrounding gum trees attract the local birdlife/wildlife and create a truly unique experience.

Comprising 2 bedrooms, 1 bathroom, kitchen/dining/living, large shared bathroom up top. There is also a large bunkroom and toilet facility down below with a separate entrance. "A brilliant noisy teenager or mother-in-law space".

Comfort features include timber flooring, wood fire, split system heating/cooling, large aluminium sliding doors capturing the views, and a useful lock up storage area.

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Main Level



Lower Level

Whilst bwrn.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.

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