



12 Amaroo Crescent Aireys Inlet, VIC

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## MORE THAN MEETS THE EYE

Ready to go as is, this elevated, surprisingly big four bedroom beach house has a lovely tree top outlook from every room. Positioned on the beachside of the Great Ocean Road, a short walk from all of Aireys Inlets amenities.

What the property lacks in street appeal it makes up for in potential, for someone to roll up their sleeves and instantly and easily add value.

Four big bedrooms, with the main living area facing to the north but with no windows to take advantage of this gorgeous natural light. Combined with the Tasmanian Oak flooring under the original carpet allows a discerning purchaser to transform the whole house easily and inexpensively.

The huge under house area could be easily converted into garaging and extra living areas.

Or simply enjoy as it has been for the past thirty years.

**Price:** \$1,200,000

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