



10 Sturt Court Wye River, VIC



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KOALA SOUTH

A totally unimpeded ocean and coastline view as far as your eye can see. Never to be built out or lost through vegetation growth, as you own all the land in front of the house (1,499 sqm).

Comprising 3 bedrooms, 1 bathroom, kitchen/dining, separate living and a large undercover deck plus second north facing entry deck. The circa 1980's built home was refurbished a few years ago and presents in a great working order. It also boasts an amazing loyal holiday rental following and healthy rental return.

We are selling mostly furnished with forward bookings in place should you be interested. Features include easy car parking plus pedestrian entry into the home, well-appointed kitchen, wood fire heater, split system, carpet throughout and a very private setting.

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Whilst www.bwrm.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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