



## 47 Dell Pde, Moruya Heads



### Spacious Home - Large Block - Ocean & Mountain Views @ Moruya Heads

"Irene" - Situated on top of a hill with views of the ocean, river and mountains is this six bedroom home on a fully fenced 1098 m2 block of land.

Downstairs: Four good sized bedrooms, (one currently being used as a library), laundry with separate toilet and shower. This versatile space opens up onto a generous sized patio area for entertaining friends and family. The patio flows onto a spacious garden with lawn, a resident bower bird and large trees over two levels. At the bottom of the garden you will find neat sheds and a chook pen.

Upstairs: Open plan lounge, dining and kitchen with four burner gas stove, dishwasher, reverse cycle air conditioning and heater. Two more bedrooms, one with water views, and a central bathroom. Full length balcony with automatic blinds and views to the river mouth. Easy access from the living area for entertaining, and there is also a gas point for the bbq.

Garage: Single garage with automatic door, workshop space and access to the fully fenced back yard. There is also room for parking a boat or trailer.

Location: Close to Preddy's wharf for launching your boat or throwing in a line, and only a few minutes to the pristine beach and surf club. Approximately ten minutes to Moruya CBD, Golf Course, Hospital and fifteen minutes drive to Moruya Airport.

Inspection: Phone Sam Sheather on 0478 004 088 for a private viewing.

6 Bedrooms, 2 Bathrooms, 1 Carport, 1,098m<sup>2</sup>

**Price** SOLD for \$955,000  
**Property Type** Residential  
**Property ID** 487  
**Land Area** 1,098 m<sup>2</sup>

#### Agent Details

Sam Sheather - 0478 004 088

#### Office Details

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