



**4/1749 Point Nepean Road CAPEL SOUND VIC**

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Nestled in a small block, this sparkling property sits across the road from the glistening waters of Port Phillip Bay. Spanning across two levels, this well-designed residence is decorated in neutral tones and allows for all the living and dining space on the lower level, whilst the sleeping accommodation is upstairs. Lock up and leave or indulge in a truly coastal life...the choice is yours.

**Land Size** : 177 sqm

**View** : <https://www.ypa.com.au/7392644>

Featuring:

Master bedroom boasts direct access to the outdoor terrace, a generous walk-in robe and designer en suite

Second and third bedrooms are well sized and feature built-in robes, and afford easy access to the large central bathroom which boasts its own spa

Light-filled and open-plan kitchen, meals and family room which open up to the sun-drenched courtyard and outdoor



UPPER LEVEL



MAIN LEVEL

4/1749 POINT NEPEAN RD ROSEBUD WEST

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