



**3 Kookaburra Crescent, Brunswick Heads**



## Heathgrove - 3 Kookaburra Crescent

### Architect-Designed, Premium Coastal Living, Move-In Ready

Welcome to 3 Kookaburra Crescent - a newly completed, architect-designed residence offering refined coastal living in the heart of Brunswick Heads.

Perfectly suited to professionals, downsizers or lifestyle seekers, this meticulously crafted home is ready for immediate enjoyment.

Inside, you'll find soaring ceilings, premium finishes, and sunlit interiors that open effortlessly to a private, tiled alfresco courtyard - creating a calm and inviting space for everyday living or entertaining.

The kitchen is well-appointed with quality stone benchtops and Westinghouse appliances, and both bathrooms are finished with stylish, modern fittings.

Upstairs, three generously sized bedrooms offer comfort and tranquillity, while downstairs, a practical layout and double garage ensure functionality for everyday living.

Solar power, energy-efficient features, and ducted climate control complete this sophisticated package.

This is the first release and opportunity to secure 1 of 5 impeccable brand new homes in a brand new development which has set a new benchmark for modern coastal living in Brunswick Heads.

### Property Highlights:

3 2 2 195 m2

<b>Price</b>	\$1,395,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1406
<b>Land Area</b>	195 m2
<b>Floor Area</b>	182.80 m2

### Inspection Times

Sat 24 May, 12:00 PM - 12:30 PM

### Agent Details

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### Office Details

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- 3 spacious bedrooms with plush carpet
- 2 designer bathrooms with freestanding bath and twin showers
- Double garage with internal access
- Open-plan living with soaring ceilings
- Covered, tiled alfresco area ideal for entertaining
- Hybrid flooring in Black Butt finish
- Dark 40mm WK Stone Quantum Zero (silica-free) benchtops
- Westinghouse appliances incl. 900mm induction cooktop & oven
- Ducted reverse-cycle heating & cooling throughout
- 4.84kW solar system + 2000L water tank
- Custom cabinetry and premium tapware
- Excellent privacy - positioned facing a reserve
- Low-maintenance design with energy efficiency top of mind

Perfectly positioned just minutes to the river, beach, shops, cafes and local school, this is your opportunity to enjoy refined living in the thriving coastal community of Brunswick Heads.

Call Todd and Victoria at Byron Shire Real Estate to arrange your inspection.

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