



## 1 Eugenia Street RYE VIC

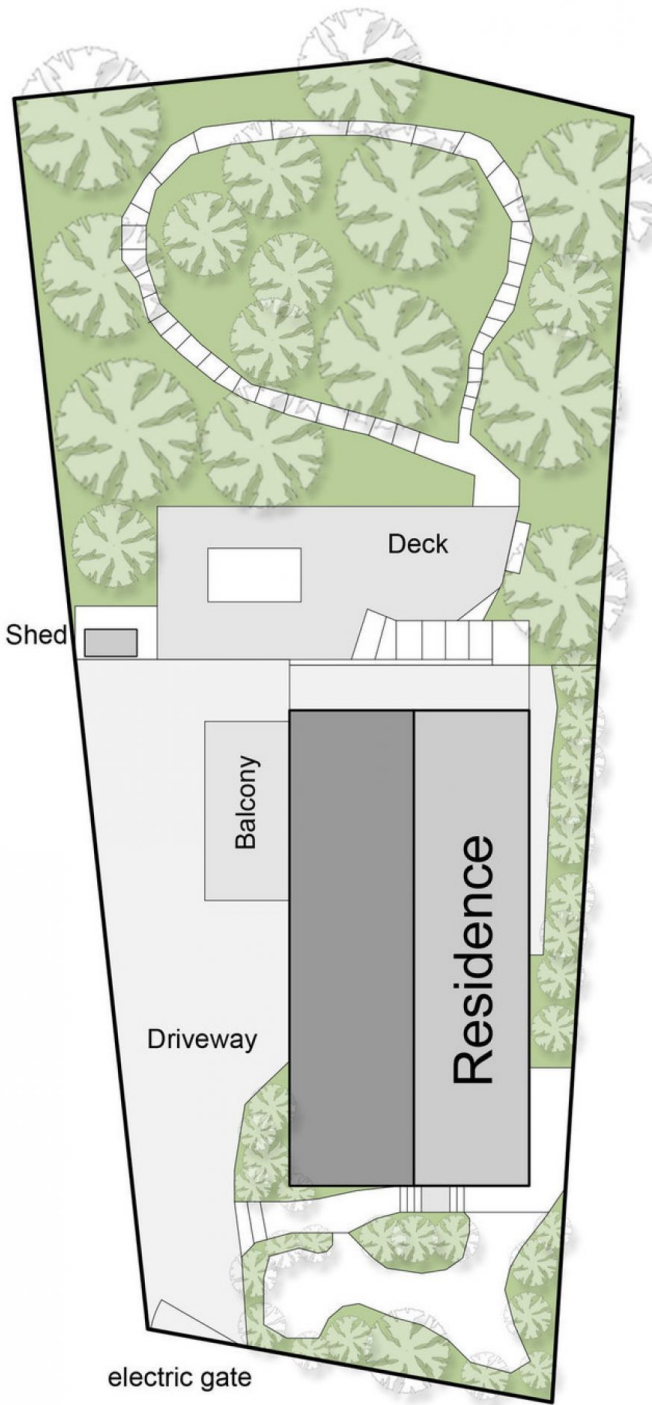
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Nestled in a quiet street surrounded by some of Ryes most beautiful homes & just minutes from the crashing waves of Rye Ocean Beach, sits a gorgeous coastal retreat set amongst the trees. Raw, natural elements ubiquitous to the region blend freely with more modern inclusions to create a space that is easy and functional for everyday living, whilst the quiet and relaxed nature of the homes surroundings also make it the perfect weekend getaway - ideal for the savvy investor looking for holiday rental potential. From the exposed beamed ceilings to the warm timber flooring, updated bathrooms and modern kitchen including SMEG appliances and granite counter tops as well as other features such as gas heating, split system cooling, electric front gates, pendant lighting, freestanding bathtub and solid hardwood vanities - the home comes complete with all you could dream of for your coastal escape. Mysterious Moonahs and gardens of native and indigenous flora fill the

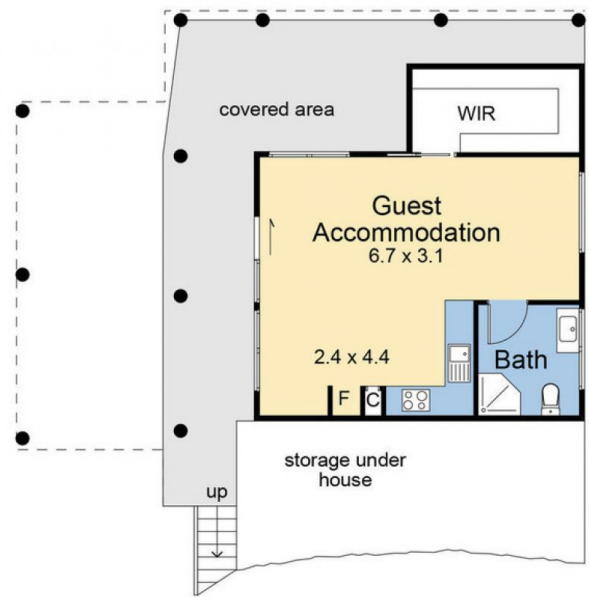
**Price** : \$ 965,000  
**Land Size** : 946 sqm  
**View** : <https://www.ypa.com.au/7393255>



**Jade Springer**  
0437 410 791



**Site Plan**



**Lower Ground**



**Ground Floor**

# 1 Eugenia Street, Rye

This floor plan has been prepared with all due care to the accuracy of the above information. Purchasers are advised to make their own investigations.

