



### 63 Kelpie Boulevard Curlewis VIC

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#### The Feel:

Nestled in a peaceful and family-friendly community close to shops, schools and a host of lifestyle attractions, this neat-as-a-pin residence is ideally placed to enjoy all the benefits of life on the Bellarine. With sun-drenched interiors, serene alfresco entertaining and a fresh, contemporary aesthetic, the 3-bedroom home boasts a warm and welcoming feel that invites togetherness. Broadly appealing to young families and empty nesters alike, this immaculate property also presents an ideal entry point into the coveted coastal market, superb lock-and-leave weekender, or savvy investment opportunity. Don't be the one to miss out!

#### The Facts:

- Less than 4 years old, this contemporary single level home is a low-maintenance gem located in the family-friendly Coriyule Estate
- Embrace a sense of serenity from the moment you arrive home with clear views across the bay and You Yangs from your elevated street position
- Staged across an open & airy single level, with a northern orientation harnessing an abundance of natural light

**Price** : \$ 650,000  
**Land Size** : 412 sqm  
**View** : <https://www.bellarineproperty.com.au/7526162>



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Whilst [bwrm.com.au](http://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.