



## 25 Newbay Close Barwon Heads VIC

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### The Feel:

Perfectly positioned opposite a reserve, an unmistakable sense of calm and privacy sets this Barwon Heads property apart, in a residence that offers both immediate comfort and potential for future personal touches. Combining functional design with coastal charm, the home's north-facing aspect ensures light-filled interiors, sun-soaked decks, and outdoor connection. The meticulously landscaped garden complements the home's understated elegance. Practical yet inviting, this residence offers a comfortable family environment with the bonus of a separate parent's retreat. Situated in a non-thoroughfare locale, it's a quiet corner of the community, promising a peaceful lifestyle with the convenience of nearby amenities.

### The Facts:

- Beautifully designed 2-storey residence set on an ideal corner allotment opposite a verdant reserve
- Solid timber floors throughout, complemented by the warmth of a gas Coonara heater in the main living area
- Climate-controlled comfort year-round with split system heating & cooling in both living zones
- North-oriented kitchen, featuring a walk-in pantry & a

**Price** : \$1,390,000-\$1,490,000  
**Land Size** : 702 sqm  
**View** : <https://www.bellarineproperty.com.au/7991024>



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Ground Floor.

First Floor.



## 25 Newbay Close, Barwon Heads



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