



## 10 Gumbowie Avenue Clifton Springs VIC

3 2 3

### The Feel:

Brimming with beachy charm across a light-filled tri-level design, this delightful three-bedroom residence has been thoughtfully updated to create a tranquil haven for versatile living and effortless entertaining. Set to elevated vistas that sweep across the bay, the upstairs living zone forms the home's social heart, with timber floors and soaring pitched ceilings introducing warmth and character before extending seamlessly to an entertainer's deck with BBQ kitchen. Two robed bedrooms and a flawlessly updated family bathroom anchor the mid-level, while the lower floor offers a private parental sanctuary or superb guest retreat with an additional bedroom, bathroom, and a spacious rumpus room. An expansive rear lawn and above-ground spa add the finishing touches to a wonderfully relaxed lifestyle package.

### The Facts:

- A charm-filled 3-bedroom home, blending lifestyle & modern comfort to perfection
- Thoughtfully enhanced while retaining its timeless coastal

[For full version visit the website](https://www.bellarineproperty.com.au)

**Type** : House  
**Price** : \$ 850,000  
**Land Size** : 595 sqm  
**View** : <https://www.bellarineproperty.com.au/8656038>



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## 10 Gumbowie Avenue, Clifton Springs.

3 Bed | 2 Bath | 2 Car | 594sqm

bellarine **b** property