INVERLOCH @realty

Sell in Melbourne, Buy on One Level, Keep the Difference

Six single level homes across Wonthaggi, Cape Paterson, Inverloch and Kilcunda, priced from $749,000 to $1,420,000, for Melbourne sellers over sixty who want one more good move: no stairs, a shorter list of jobs, and money left over to clear the mortgage, top up super, or both.



6
PROPERTIES

4
SUBURBS

FEATURING
Wonthaggi · Inverloch · Cape Paterson · Kilcunda

FOR SALE



39 Connection Road, Wonthaggi

$630,000 - $660,000

4 2 2 686m² • House

686sqm, Four Bedrooms and Unrestricted Side Access

Set on approximately 686sqm with landscaped gardens, the timber and rendered exterior, covered porch and double garage create a welcoming first impression. The home also benefits from unrestricted height gated side access, perfect for boats, caravans or additional vehicles.

Inside, a practical tiled hallway draws in natural light and leads to large open plan living space it immediately reveals a home designed to give the whole family their own space.

Privately positioned near the front of the home, the large master bedroom offers parents a calm retreat complete with his & hers walk in robes and an ensuite. Three additional bedrooms provide the flexibility growing and multigenerational families value, all with built in wardrobes. A central bathroom with a full bath, separate shower and adjoining separate toilet helps the morning routine run smoothly, complemented by practical laundry facilities with external access and internal access from the double garage.

The heart of the home is an expansive open plan living area where cooking, conversation and relaxation come together. Floor to ceiling sliding doors that lead out to the wraparound timber deck allow lots of natural light into the space, while the kitchen is appointed with an stone island bench, extensive cabinetry, and a large walk in pantry and dishwasher. Ducted gas heating and a split system support comfort through the changing Bass Coast seasons.

Outside, the covered alfresco offers an inviting setting for barbecues, weekend lunches and relaxed evenings, overlooking a level, securely fenced rear lawn where children and pets have genuine space to play. The backyard, which is free of any easements, is the ideal spot for your dream shed.



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67 Tamara Crescent, Inverloch

$895,000 - $965,000

4 2 2 609m² • House

North-Facing Gardens and Quality Craftsmanship in a Private Setting

Set behind established gardens and a tall hedge, this quality-built single-level home on Tamara Crescent offers the privacy and ease that discerning buyers so often look for. Four bedrooms, two separate living areas and an exceptionally well-appointed kitchen are arranged across approximately 202 square metres, with a covered deck opening onto a private, north-facing rear garden.

The kitchen is the heart of the home and has been fitted for those who enjoy cooking properly. An AEG steam oven and an AEG pyrolytic oven are paired with a NEF warming drawer, both induction and gas cooktops, and a Miele dishwasher. A generous island bench beneath pendant lighting, glass-fronted upper cabinetry and a walk-in pantry make everyday cooking and entertaining a pleasure, while the dining area sits beside large windows overlooking the garden.

Two separate living areas give everyone room to spread out. The family room flows from the kitchen to the deck, while the front living room is a quieter retreat, centred on a built-in fireplace set into a stacked-stone-look feature wall. Ducted gas heating and a reverse cycle air conditioner keep the home comfortable in every season.

The master bedroom sits at the front of the home with a walk-in robe and an ensuite with twin basins. Bedrooms two, three and four each have built-in robes and are served by a main bathroom with a built-in bath and a separate toilet, so visiting family and friends have their own space when they come to stay.

Practical details have been carefully considered. The double lock-up garage has internal access via the laundry, convenient for carrying in the shopping or dropping beach towels straight into the wash. Gutter guard is fitted to the roof guttering, two 1,000 litre grey water tanks supply the toilet, and quality fixtures and fittings feature throughout



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9 Seastar Street, Cape Paterson

$1,320,000 - $1,420,000

4 2 2 709m² • House

Sustainable Luxury, Ready Now - Solar, Battery and EV Charging

This is sustainable luxury in its most considered form, set within The Cape, Cape Paterson's nationally recognised eco village. Designed by Adapt Design Group around the path of the sun and built to a 8 star energy rating, this exceptionally spacious residence delivers year-round comfort with far less reliance on the grid. Expansive north-facing open-plan living draws winter warmth across polished concrete floors embedded with recycled blue glass, while feature walls of reclaimed "old red" brick add genuine character to a calm, neutral palette.

For buyers who judge a home by its performance as much as its presentation, the specification speaks for itself. Twenty solar panels generate 6.7kW and feed a 14.3kWh Redback Technologies battery, allowing you to store the day's sunshine and draw on it well into the evening. A dedicated 32 amp EV charge point in the garage means your Tesla, or whichever electric vehicle you drive, is charged from your own rooftop. The home is fully electric with no gas connection, and a 10,000 litre rainwater tank supplies the toilets. Beneath the finishes sit R6.0 ceiling insulation, an insulated slab, triple-sealed custom colour double glazing and induction cooking, so efficiency has been built in from the ground up rather than added as an afterthought.

The kitchen pairs a waterfall stone benchtop with a 90cm induction cooktop, steam oven and dishwasher, supported by deep soft-close drawers and cupboards. A generous walk-in pantry and a connected home office, finished with under-shelf LED lighting, keep daily life organised and clutter-free, while a cleverly concealed laundry maintains the home's clean lines.

Arranged hacienda style around a beautifully private central garden, the four large bedrooms each offer built-in robes and ceiling fans. The master enjoys a spacious ensuite, remote-controlled blinds and floor-to-ceiling sheers, and the



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4 Trawler Drive, Kilcunda

$865,000 - $935,000

4 2 2 768m² • House

Considine & Johnston Build with a North-Facing Aspect, Minutes from the Beach

Built by Considine & Johnston, one of the region's respected custom builders, this single-level home has been designed for comfort through every season on the Bass Coast. Double glazing, full insulation, solar hot water and a north-facing aspect work together to keep the home warm in winter and comfortable in summer, while high ceilings give every room a sense of space and light. It sits on a fully fenced block of approximately 768 m², with three bedrooms, two bathrooms and two car spaces.

The kitchen is the centrepiece of the home. A stone waterfall benchtop crowns the island bench, and the freestanding cooker with gas cooktop, rangehood, dishwasher and walk-in pantry make it a kitchen built for people who cook. The dining area opens through sliding glass doors to the deck and lawn, so indoor and outdoor living flow together naturally. The large covered deck is the place for a slow morning coffee, a family barbecue or a long Sunday lunch with friends that stretches into the afternoon.

The master bedroom includes a walk-in robe and a private ensuite. Bedrooms two and three each have built-in robes, suiting children, visiting family or weekend guests. The main bathroom features a bathtub, and there is a separate toilet and a laundry with linen storage.

Outside, the fully fenced block offers peace of mind for families and pet owners alike, with a patio and dog house already in place. Timber-edged raised garden beds are ready for vegetables and herbs, while established shrubs and flowering ground cover soften the boundaries. A concrete outdoor dining area provides another spot to gather. The oversized garage has room for the car plus the surfboards, bikes, tools and hobbies that come with coastal living.

Life in Kilcunda



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19 Anser Place, Inverloch

$795,000 - $855,000

4 2 4 638m² • House

Space to Live, Room to Entertain, Undercover All Year

Welcome to this generously proportioned four-bedroom, two-bathroom Inverloch home, offering approximately 220 square metres of single-level living and an exceptional range of undercover outdoor space. Whether you are looking to downsize without compromise or need room for a growing family, this home has been designed to accommodate every stage of life with ease.

Step inside from the covered porch to a wide entry and a 2.0 metre hallway that sets the tone for the spacious layout throughout. Positioned at the front of the home and well separated from the remaining bedrooms, the master suite is a true standout. Measuring an impressive 4.2 × 5.5 metres, it offers a private retreat complete with a generous walk-in robe and a well-appointed ensuite, providing the kind of space and privacy rarely found in homes of this style.

At the centre of the home, a large family room flows through to the open-plan kitchen, dining and living zone at the rear. The kitchen features an island bench with dishwasher, a walk-in pantry and a dedicated fridge space, and it overlooks both the dining and living areas, making it ideal for entertaining or keeping an eye on the family. With two separate living areas, there is plenty of room for everyone to relax, whether that means grandchildren visiting for the holidays or teenagers needing their own space.

Three further bedrooms are grouped together on the opposite side of the home, each fitted with built-in robes. These are serviced by a central bathroom with a full-sized bath and separate shower, plus a separate toilet. A practical laundry with linen storage and an additional cupboard completes the interior.

Outside is where this home truly shines. A covered rear deck of 5.9 × 4.0 metres, complete with built-in barbecue, offers a year-round space for outdoor dining and entertaining. Running along the side of the home, a covered patio



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1/28 Surf Beach Road, Cape Paterson

$749,000 - $820,000

3 2 2 307m² • House

Single Level Beach House in Cape Paterson's Most Tightly Held Position

Cape Paterson holds a fixed number of front line addresses, and the Bass Coast Distinctive Areas and Landscapes settlement boundary means no further ones will ever be created. This is one of them. The coastal reserve sits directly opposite. The sand is a walk across the road.

The distances tell the story better than adjectives do. The Surf Beach Road reserve and playground are under 150 metres away. The coastal reserve is under 200 metres. Cape Paterson Bay Beach and its tidal rock pool are around 220 metres, and First Surf Beach is roughly 400 metres. The Market Place village hub, with the general store, café and tavern, is a very short walk in the other direction. Day to day, the car stays where it is.

The home is single level throughout, which is what makes it work for two very different buyers at once. There are no stairs to negotiate now or in twenty years, and there is no separation between a parent in the kitchen and children in the courtyard. A welcoming porch and foyer open into a light filled living and dining room where high ceilings give the space genuine volume. The kitchen keeps the working zones defined and out of sight when guests arrive, which matters in a house built for long lunches.

Three bedrooms and two bathrooms carry a family comfortably, or hold visiting children and grandchildren without anyone sleeping on a sofa. The master has its own ensuite and walk in wardrobe. An internal laundry, a separate toilet and an outdoor shower for sandy feet handle the practical side, and two car bays keep things secure. At 130 square metres on 307 square metres, the house is generous where it counts and small where maintenance would otherwise accumulate and no lawns to loose the weekend to.

The courtyard is where the address earns its money. A long lunch, a quiet glass at sunset, or a book and nothing on



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