



## 51 Dodson Road, ENCOUNTER BAY, SA 5211

### Coastal Living with Elevated Ocean Views

Positioned on the high side of sought-after Dodson Road, this brick four-bedroom, two-bathroom home offers sweeping ocean views, generous proportions, and a lifestyle perfectly suited to relaxed coastal living.

Designed with comfort and practicality in mind, the home features external roller shutters on every window, providing peace of mind with added security, privacy, and energy efficiency plus excellent storage with cloak room and six door hallway linen press.

The light-filled open-plan kitchen, dining, and family areas flow seamlessly to the huge outdoor entertaining space and front verandah-both ideal for enjoying the fresh sea breeze and stunning views. A reverse-cycle split system air-conditioner ensures year-round comfort, while a separate lounge room offers an additional retreat with a coastal outlook.

The double garage under the main roof includes high clearance and convenient rear yard access through a single roller door-perfect for trailers, boats, or extra vehicles. The low-maintenance yard is enhanced by a netted fruit orchard with established trees, plus a double bay lockable shed, making it as practical as it is enjoyable.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P183985

#### SALE DETAILS

**\$850,000 - \$885,000**

#### CONTACT DETAILS

**Elders Victor Harbor**  
11-13 Victoria Street  
VICTOR HARBOR, SA  
08 8555 9000  
RLA: 62833

**Nadine Deslandes**  
0439 212 950

## Property Features

- \* Brick veneer with external roller shutters to all windows
- \* Four bedrooms, including master suite with ensuite & walk-in robe
- \* Two bathrooms, including family bathroom with separate shower, bath & toilet
- \* Formal lounge with ocean views
- \* Kitchen with sea views flows to dining/casual living with split system r/c a/c
- \* Excellent storage with cloak room and large hallway linen press
- \* High clearance double garage under main roof with rear roller door access
- \* Huge outdoor entertaining area for family and friends
- \* Low-maintenance gardens with netted fruit orchard
- \* Solar power system & rainwater tank
- \* 6 x 6 m work shed with power

Set in a prime elevated position, this home offers the ideal combination of ocean views, practical features, and effortless living.

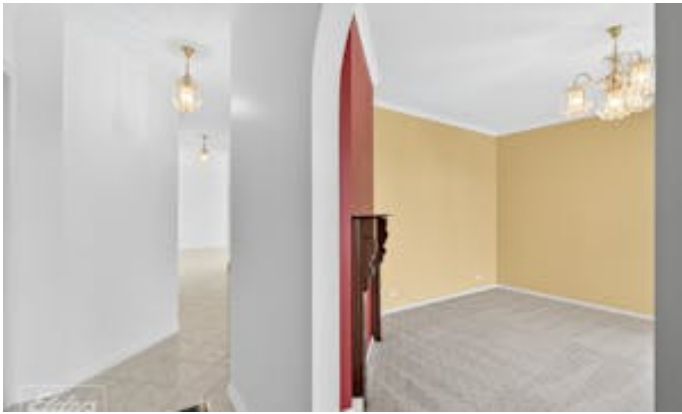
Contact Nadine & Paul today to arrange your private inspection.

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. RLA 62833

- Land Area 719.00 square metres
- Building Area: 200.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage





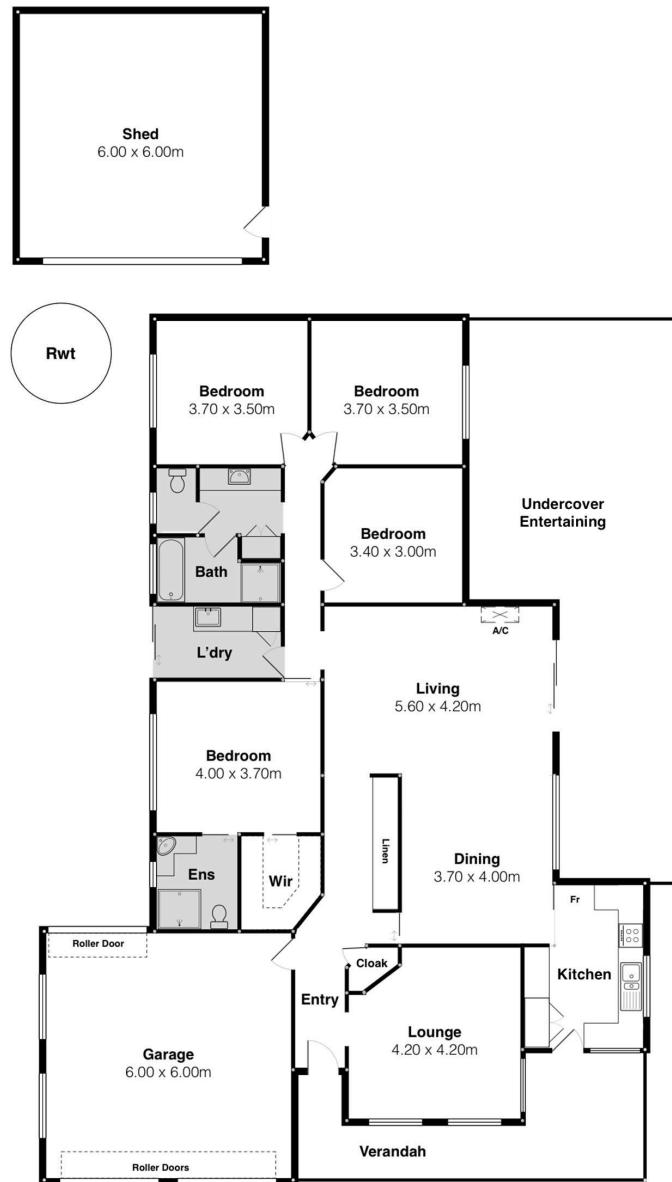












51 Dodson Rd, Encounter Bay

Scale in metres. This drawing is for illustration purposes only. All measurements are approximate and details intended to be relied upon should be independently verified.



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