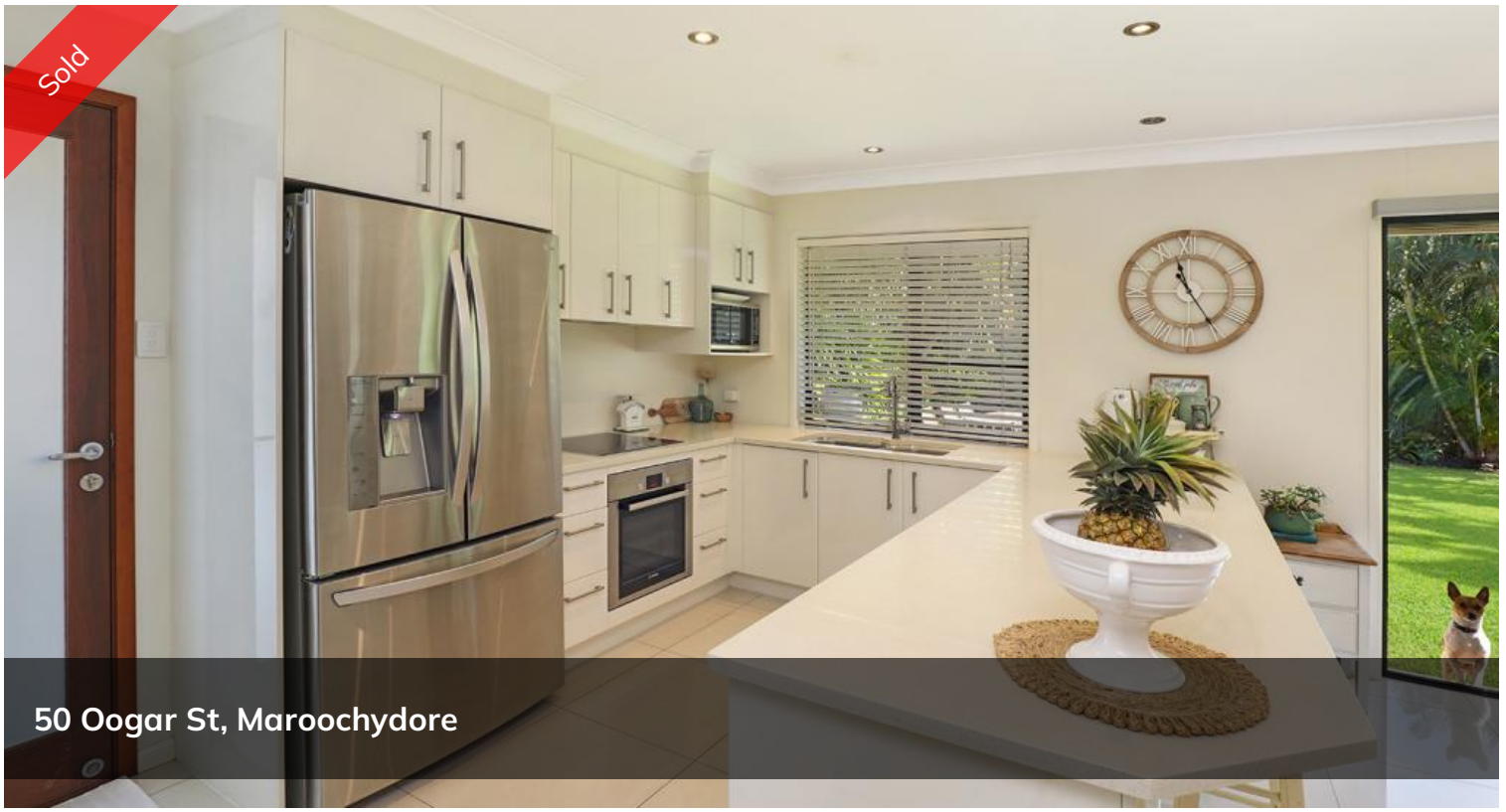







CHIC ... COASTAL ... SIDE ACCESS ... AND SOMETHING A LITTLE EXTRA SPECIAL

3 1 1 607m2

This partially renovated home is positioned on a beautiful level 607m2 block just a walk to the beach, transport, café's, surf clubs and local shops. Whether you're land banking in this remarkable central location, wanting a small project but nothing too big, or just want to enjoy the coast lifestyle as is, this home suits all purposes.

A little additional special offering is the outdoor "studio shack" that could be used as a sleepout, a study, an art studio, a shed, a gym, or maybe even for your home business all STCA of course. The owner has fitted a basin out here and it is currently being used as an additional bedroom.

- Level 607m2 block with side access
- Stone benchtops, Induction Stove Top and Stainless Steel Bosch Appliances inc dishwasher
- Renovated bathroom with spa-bath and marble counter top
- Separate rear shed kitted up beautifully as a studio - perfect for

Price	SOLD for $747,500
Property Type	Residential
Property ID	211
Land Area	607 m2

Agent Details

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multi-purposes

- In the Mooloolaba State School and Maroochydore State High School Zone
- Private Schools in the area include the Stella Maris School and Immanuel Lutheran College

The kitchen has been renovated with gorgeous stone benchtops, induction cooking and stainless steel appliances including dishwasher. The generous laundry even has room for a desk plus there's a great separate linen cupboard to give you plenty of room for storage.

The layout of the home is easy. 3 Bedrooms with built in robes down one end with a functional bathroom with marble counter top and a spa bath plus a separate toilet. At the back of the house is the open plan kitchen, dining and living all with a stunning green tropical outlook to the backyard so you can watch the kids play and enjoy the privacy of this prime location.

Most things have already been improved on the property, but there's still room to put your finishing touches if wanted. The owners have replaced the old tile roof with "ultra" colorbond but have run out of time to finish the soffit and gutters but the spike gutters (which are also rolled in ultra) are at the property and things have been prepared for easy installation. The roof cavity was completely vacuumed out when the roof was replaced, and new battens, insulation and sarking was also put in.

Being lowset brick, it's a good solid home and you will love the porcelain tiles in the living areas with the option to refloor the bedrooms how you want and give the place a fresh coat of paint when you're ready, definitely not urgent. Perhaps you can take advantage of the federal and state government building grants as applicable to extend or add your personal flair to this already amazing home. However, in reality, with the big tasks of the kitchen and bathroom already done, this home is ready for you to move in and enjoy an amazing coastal and convenient lifestyle simply as is!

Bordering on Alexandra Headland, your position is perfect for easy access to the beach of your choice, the plaza and onto the Sunshine

Motorway in minutes. There’s a single lockup garage with remote door and room for another 2 or 3 cars off the road also. This tightly held area is special. There’s lots of families and "convenience & lifestyle" is it’s middle name! Here presents an opportunity to secure a “good-feel” property in a great location and start your next chapter today!

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.