



25 Curlew Way, Peregrine Springs



## End Townhouse with great yard space and extra A/C providing a comfortable coastal lifestyle for families

Amber Fox welcomes you to discover this beautifully designed townhouse within the charming community of Peregrine Springs, where natural beauty, sophisticated style and a tranquil coastal environment await you. This inviting residence offers the perfect balance of convenience and relaxation, with shops, schools, and essential services just steps from your door.

Key features of this exceptional property include:

- An air-conditioned formal lounge and a separate open-plan dining area adjacent to the kitchen downstairs all serviced by a convenient central powder room
- A gourmet kitchen elegantly appointed with stone benchtops, a mirror splashback and stainless steel appliances including a natural gas cooktop, electric oven and dishwasher
- An upstairs rumpus or sitting room with ample natural light, optimal for use as a study or second TV room

3 2 1 227 m<sup>2</sup>

Price SOLD for  
\$890,000

Property Residential  
Type

Property ID 417

Land Area 227 m<sup>2</sup>

### Agent Details

Amber Fox - 0405 357 735

### Office Details

The Property League

07 5476 3579

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- The large master bedroom is a complete retreat with A/C, walk in robe and an indulgent ensuite
- A further 2 bedrooms with built in robes and ceiling fans, 1 with air-conditioning to cool both rooms down
- A single lock-up garage with generous storage under the stairs, plus a car park off the street in front of the garage. There is also plenty of visitor parking scattered around the estate for guests
- Being an end unit, there is pedestrian side access which is perfect for your mower, bike and garden supplies
- Designer bathrooms showcasing stone benchtops and bespoke vanities
- High ceilings and downlights throughout the residence enhance the feeling of space and opulence
- A fully fenced, private alfresco courtyard is ideal for outdoor entertaining, kids and pets
- There is an abundance of natural light and breezes throughout the whole home
- Residents of the Pavilions enjoy exclusive use of the estate's 15m pool, BBQ area and community room

The Peregrine Springs Shopping Centre is conveniently located nearby and offers a Coles Supermarket plus a variety of boutique stores including a vet, gym, doctors, pharmacy, tasty food stores, beauty services and a post office. Families will appreciate the proximity to childcare centres and two of the region's most esteemed schools, Peregrine Springs State School and St Andrews Anglican College just a walk away.

Enjoy easy access to public transport or take a brief 5-10 minute drive to the patrolled beaches of Peregrine and Coolumb. The vibrant scene of Noosa is just 10-15 minutes away, while the Sunshine Plaza and Maroochydore CBD can be reached in twenty minutes. Additionally, the Peregrine Springs Golf Club is located nearby, just a walk in fact, making this a supreme location for both leisure and lifestyle.

We invite you to experience the exceptional living this townhouse and community have to offer. Whether you are buying to live in or as a sturdy investment, this low-maintenance property is set to sell, why not make it yours 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.*