







CENTRAL LOCATION & POSSIBILITES APLENTY

Located in the sought after suburb of Eli Waters in Hervey Bay, this well-designed home is perfectly positioned for those looking for the ultimate sea change.

Located close to the nearby picturesque lakes, this low set, four bedroom, two-bathroom home has everything you need to start living the sea change that you have always dreamed of.

With side access and plenty of room to accommodate the boat and caravan as well as room for a pool, 117 Ibis Blvd Eli Waters is sure to please.

The spacious kitchen with gas cooktop, dishwasher and plenty of cupboard and bench space ensures any home chef will be right at home.

The master bedroom offers a ceiling fan, ensuite and built in robe while the other three bedrooms also come complete with ceiling fans and built-in robes.

Both the ensuite and main bathroom have been recently renovated

4 2 6 900m2

Price	SOLD for $679,000
Property Type	Residential
Property ID	10905
Land Area	900 m2

AGENT DETAILS

Shane Laraghy - 0434 342 232

OFFICE DETAILS

Hervey Bay and Burrum Heads
1/3 Ivor Drive Burrum Heads, QLD, 4659 Australia
0434 342 232

offering a touch of luxury.

The 2 separate air-conditioned living areas provide the perfect place to enjoy your favourite movie or a great place to just relax and read your favourite book.

The outdoor undercover entertainment area provides a great space for entertaining and enjoying casual dining with friends and family.

The separate 6m x 9m shed with attached 6m x 6m carport offers plenty of room for all the toys. The shed would also make the perfect “Man Cave”, hobby space or workshop.

Investors can be assured of a property that is easy to maintain and rent out, with current vacancy rates in the area at 0.75% (source: realestateinvestar.com.au).

PROPERTY FEATURES:

- Located close to nearby Lakes
- Plenty of Room for the Boat and Caravan
- Side Access
- 6kw Solar System
- 6m x 9m Shed with attached 6m x 6m carport
- 3m x 6m Garden Shed
- Double Remote Lock Up Garage with internal access
- Fully Fenced 900m2 block
- 2 x Air Conditioned Living Areas
- Newly Renovated Ensuite and Main Bathroom
- Internal Laundry
- Electric Hot Water
- Room for a Pool

HOW FAR TO WHERE:

- 2 minute drive to Local Shopping Centre with Woolworths Supermarket, Butcher, Bakery and Chemist
- 3 minute drive to Hervey Bay Golf Club
- 5 minute drive to Yarrilee State School and Xavier Catholic College
- 5 minute drive to Hervey Bay High School
- 7 minute drive to Hervey Bay Hospital
- 9 minute drive to Bunnings
- 19 minute drive to Hervey Bay Airport

- 2 and a half hours drive to Sunshine Coast

- 3 hours and 40 minute drive to Brisbane

Call Exclusive Marketing Agent Shane Laraghy on 0434 342 232 for more information or to arrange a private inspection.

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