







LOW SET HOME CLOSE TO WATER

3 1 3 587m2

Perfectly positioned opposite beautiful waterfront parkland with glimpses of the water through the trees, this much-loved Golden Beach residence offers one of the area's most enviable coastal lifestyles. Stroll along the foreshore, launch the boat just moments from your front door, enjoy a picnic beneath the shady trees or simply relax and soak up the peaceful surroundings that make this address so special.

Well-kept over the years, this welcoming lowset brick home is neat, tidy and perfectly liveable today, while offering exciting scope to modernise and add value over time in one of Golden Beach's most sought-after locations.

Inside, you'll find a tiled air-conditioned living area flowing through to the open plan kitchen and dining space. The functional kitchen offers generous storage, dishwasher, ample bench space and a practical layout for everyday living, with the opportunity to update and personalise in the future.

Three comfortable light filled bedrooms all with ceiling fans, while the family bathroom includes both a separate shower and bathtub, plus a separate toilet. A generous internal laundry adds extra storage and convenience.

Outside, the large backyard provides plenty of room for children and pets, with space to add a swimming pool or shed (STCA). The drive-

Price	SOLD
Property Type	Residential
Property ID	12038
Land Area	587 m2

AGENT DETAILS

Steve Venn - 0418 288 325

OFFICE DETAILS

Golden Beach
SHOP 2 50 Landsborough Pde
Golden Beach, QLD, 4551 Australia
0418 288 325

through garage also offers handy rear yard access for a trailer, small boat or additional vehicle.

Whether you're searching for your forever home, a coastal holiday retreat or an investment in one of the Sunshine Coast's most desirable suburbs, this is an opportunity to secure an exceptional location today and enhance the home over time.

Walk across the road to expansive waterfront parkland with BBQ facilities, picnic shelters and children's playgrounds.

Launch the boat from the nearby public boat ramp, spend the day exploring the pristine waters of the Pumicestone Passage, throw in a fishing line, paddle the kayak or simply relax on the nearby sandy beaches.

Enjoy kilometres of spectacular waterfront walking and cycling pathways stretching through Golden Beach, Caloundra, Kings Beach, Shelly Beach, Moffat Beach and Dicky Beach.

This is the relaxed Sunshine Coast lifestyle people dream about.

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Features You'll Love

- Prime position opposite waterfront parkland
- Water glimpses through the park to the Pumicestone Passage
- Boat ramp just moments away
- Three good sized bedrooms
- Spacious air-conditioned living area
- Open plan kitchen and dining room
- Dishwasher
- Ceiling fans throughout
- Family bathroom with separate bath and shower
- Separate toilet
- Large internal laundry
- Security screens
- Drive-through garage with rear yard access
- Generous backyard with room for a pool or shed (STCA)
- Comfortable to enjoy now with exciting renovation potential
- Ideal permanent home, holiday retreat or investment

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An Outstanding Golden Beach Lifestyle

Situated in one of Golden Beach's most tightly held pockets, you're just a hop, skip and a jump from the calm waters of the Pumicestone Passage, where you'll enjoy sandy beaches, boating, fishing, kayaking and swimming.

The nearby Pelican Waters Town Centre and Marina continue to enhance this highly desirable location, while Golden Beach Shopping Village is only minutes away with its popular cafés, restaurants and everyday conveniences.

Enjoy casual dining on the deck at Pelican Waters Tavern overlooking the canals or take advantage of the courtesy buses servicing both the Caloundra RSL and Caloundra Power Boat Club for entertainment and meals.

Medical facilities, shopping centres and both public and private schools are all close by, making this an exceptional lifestyle location for families, retirees, investors and holidaymakers alike.

Properties in this tightly held pocket of Golden Beach are always in strong demand, particularly those offering such an outstanding location with the opportunity to add value over time.

Move straight in and enjoy, renovate when the time is right, or secure the perfect coastal holiday home—the choice is yours.

We look forward to welcoming you to one of our upcoming open homes and encourage you to allow plenty of time to explore not only the home, but also the beautiful waterfront parklands and foreshore that make this address so special.

Please note that digitial furniture has been inserted in some photographs and lawns have been brightened for marketing purposes.

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