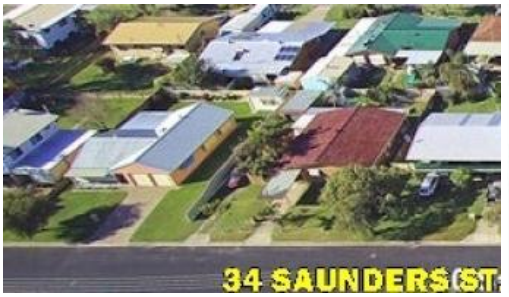


34 Saunders Street, Point Vernon







COMFORT, CONVENIENCE AND COASTAL LIVING

3 1 1 627m2

Shane Laraghy from Blue Moon Property welcomes you to 34 Saunders Street Point Vernon.

Offering privacy, comfort and plenty of potential and with established trees and gardens, this property is a must see.

Ideally positioned in the peaceful residential community of Point Vernon, 34 Saunders Street presents an excellent opportunity to secure a comfortable, well-maintained home with flexible living options and the convenience of being just a short stroll to the Esplanade.

This low set home offers three bedrooms all with ceiling fans, reverse cycle air conditioning in the living area, a central bathroom with both shower and bathtub, an internal laundry and a single lock-up garage. Adding further versatility is the thoughtfully converted original garage, now finished as an additional interior living space. This flexible room could easily serve as a fourth bedroom, home office, study, TV room or hobby space. A one car drive through lock up garage is also available for parking.

Outside, the property has been designed with low-maintenance living in mind. Established landscaping requires minimal upkeep. A 3m x 3m

Price	$719,000
Property Type	Residential
Property ID	12100
Land Area	627 m2

INSPECTION TIMES

Sat 21 Nov, 1:30 PM - 2:00 PM

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

Colourbond garden and storage shed provides additional space for tools, equipment and general storage. The garage is fitted with an electric door opener and, particularly usefully, a rear roller door providing vehicle or trailer access directly through to the backyard.

The home has recently received a professional full exterior and roof wash including the concrete areas, brickwork, screens and windows.

One of the standout features of this offering is the opportunity to purchase the property fully furnished, providing a genuine move-in-ready option. Alternatively, there is flexibility around the furnishings included, according to the buyer's preference. The offering can also include practical garden equipment such as the lawnmower, whipper snipper and other yard maintenance tools, making the transition into your new home particularly straightforward.

The location is equally appealing. The Esplanade is a short stroll away, providing easy access to the waterfront and the relaxed coastal lifestyle Point Vernon is known for. The local café is around a ten-minute walk from the property and is a popular local spot, while a neighbourhood shop and counter takeaway are approximately one kilometre away. A nearby doctor's surgery and pharmacy add further everyday convenience.

Point Vernon is one of Hervey Bay's established coastal residential communities, offering a relaxed bayside lifestyle. With the Esplanade and waterfront close by, residents can enjoy the simple pleasures of coastal living, from morning walks and fresh sea air to afternoon strolls along the water.

For those who enjoy an outdoor lifestyle, the surrounding Fraser Coast provides plenty of opportunities to explore the coastline, enjoy the water and experience the natural beauty for which the region is renowned.

Whether you're looking for a comfortable permanent home, a low-maintenance coastal property, a flexible residence with additional living space, or a furnished home ready to enjoy, 34 Saunders Street offers an appealing combination of lifestyle, practicality and location.

Call Exclusive Marketing Agent Shane Laraghy on 0434 342 232 and make coastal living your reality

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.