







COASTAL LIVING, INCREDIBLE VERSATILITY & JUST 200M FROM THE PASSAGE

4 2 3 567m2

Price	SOLD for $1,350,000
Property Type	Residential
Property ID	12121
Land Area	567 m2

Positioned in a quiet Golden Beach street just approximately 200 metres from the sparkling waters of Pumicestone Passage, this wonderfully versatile property offers far more than first meets the eye.

With generous living across two levels, extensive garaging, additional accommodation options and an impressive powered shed, this is a home designed to adapt to the changing needs of families, investors, tradies and those with plenty of toys to store.

Upstairs, the home is light, spacious and welcoming, with a large open-plan living, dining and kitchen area forming the heart of the home. The kitchen was replaced in 2024 and features modern appliances including an induction cooktop, electric oven, built-in microwave and dishwasher, while new flooring installed in 2025 gives the entire level a fresh, contemporary feel.

There are four bedrooms upstairs, with three generous bedrooms positioned within the main part of the home and offering excellent built-in storage. The fourth bedroom is positioned separately across the verandah from the kitchen and is independently lockable, making it particularly well suited as a private study or home office – ideal for anyone working from home who appreciates a little separation from the main living areas. A family bathroom with bath, shower and vanity is

AGENT DETAILS

Steve Venn - 0418 288 325

OFFICE DETAILS

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

complemented by a separate toilet.

But it is downstairs where this property really sets itself apart.

Behind the large three-panel stacking glass doors is an enormous flexible space that can be enjoyed as a rumpus, games or recreation area – or utilised as approximately a 3.5-bay lock-up garage. The sliding-door system has specifically been installed with a low-profile track designed to be driven over, giving you the freedom to use the area in whichever way best suits your lifestyle. There is also an additional room at the rear with plenty of power points, previously utilised as an office. The garage floor was freshly epoxied in January 2026, with new doors and windows installed in September 2025.

The other section of the ground floor provides further practical space, incorporating a bathroom and toilet together with a generous laundry. The laundry offers excellent bench and storage space, with provision for a refrigerator adding to its functionality. Both the bathroom and laundry were upgraded in 2024, with new flooring installed in 2025

And for buyers needing serious storage, there is still more.

At the rear of the property sits a substantial 6m x 5m powered and fully certified shed, constructed in 2023. Complete with concrete flooring, roller-door access, a second roller pedestrian-access door and a window, it is an outstanding addition for the home handyman, tradie, workshop, additional vehicle storage or simply somewhere to keep all the coastal lifestyle equipment. Vehicle access is available down the left-hand side of the property.

There is also a high-clearance undercover area suitable for a caravan or additional vehicle, together with a water tank, garden shed and four wicking garden beds for those who enjoy growing their own vegetables.

Numerous improvements have already been completed throughout the property, including internal painting in 2024, low-profile lighting and new ceiling fans, reverse-cycle air-conditioning to the main bedroom, upgraded flooring, a new electrical power box in 2025 and completely replaced rear stairs and railing.

All of this is positioned within easy walking distance of the beautiful Golden Beach foreshore and Pumicestone Passage – where morning walks by the water, fishing, boating, kayaking and the relaxed coastal lifestyle are all part of everyday life.

With its combination of location, space, flexibility and an extraordinary amount of garaging and storage, 3 Kevdon Street is anything but an ordinary Golden Beach home.

Whether you're looking for room for the family, space to work from home, somewhere for visiting family, extensive vehicle accommodation or simply a property that gives you options for the future, this one deserves to be seen.

Approximately 200 metres from Pumicestone Passage – this is relaxed Golden Beach living with room for almost everything.

Don’t delay your enquiry call now for further information.

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