







BROADEN YOUR HORIZONS!

3 1 1 1,487m2

Buyers you had better get in quick to secure this superbly renovated character home. Magnificent only begins to describe the 180 degree northerly views from Mt Ninderry across to the Hinterland range. Offering the best of both worlds being only 2 minutes to Nambour's CBD and just 10 minutes to Maroochydore's golden beaches. The Sunshine Coasts best schools and sporting facilities are all within 4 km. Nambour's vibrant new town centre has seen the rise of the café culture, first class restaurants and new shopping centres. The perfect combination of position and affordability.

* 3 bedrooms plus large rumpus / easy conversion to dual accommodation
* Completely renovated, beautiful hardwood timber flooring
* Elevated hilltop position, North East facing, warm in winter and cool breezes in summer
* Enormous 1487m2 block, walking tracks leading up to the Koala reserve
* Current council zoning is 'Medium Density' offering development potential
* Rental guarantee at $400 per week
* Concept plans provided for conversion to dual accomodation
* Building and pest reports available upon request

Make no mistake this property is on the market to be sold. Circumstance require an immediate sale! The Seller has given clear instructions – all

Price	SOLD
Property Type	Residential
Property ID	2008
Land Area	1,487 m2

AGENT DETAILS

Stephen Colasimone - 0413 416 952

OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

offers are very welcome. Put this one at the top of your list for Saturday!

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.