







DUAL LIVING FAMILY HOME WITH POOL AND 4 BAY GARAGE!

5 3 4 782m2

Come along as soon as you can to view what could very well be your next home. Supremely positioned within walking distance to Sunshine Plaza and Maroochydore CBD, your new home sits atop a rise like a jewel in the crown. First time offered for sale since it was built, overlooking Sunshine Cove on an elevated 782m2 allotment within easy reach of anything and everything that matters, a mere 5 minute drive to arguably the best beach the Sunshine Coast has to offer.

Better still, its location sees it situated on the cusp of the Maroochydore CBD, assuring capital growth in what is fast becoming the thriving hub on our beautiful Coast.

The two bedroom granny flat was built in 2011 and presents as brand spanking new! Built to a very impressive standard, the lucky new owners have been left with not a thing to do but move in and enjoy a lifestyle sought by so many.

The moment you walk in the front door, you will be welcomed by the contrast of warm timber floors, oversized tiles and perfectly selected feature walls all blending seamlessly to create a fresh, homely feel with plenty of natural light.

Boasting 2 spacious living areas, both with air conditioning, offering that

Price	SOLD
Property Type	Residential
Property ID	2581
Land Area	782 m2

AGENT DETAILS

Wes Ratcliffe - 0418 733 527

OFFICE DETAILS

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

sought after separation of living and overlooking the stunning outdoor entertaining area and pool.

The functional kitchen at the hub of the home has lots of storage and bench space and also overlooks the pool, perfect to keep an eye on the kids.

The master bedroom is an impressive size featuring a roomy ensuite. Bedrooms two and three are just perfect for the kids, all complete with fans and built in robes.

Certain to impress is the well designed granny flat with 2 good sized bedrooms, roomy air conditioned living area as well as your own private peaceful courtyard, perfect for your morning cuppa and a good book.

Outside, the yard and outdoor area are going to both surprise and impress! The big covered entertaining area overlooks the sparkling inground pool, more than ready for you to entertain and enjoy all year round, while the established surrounding gardens are easy care.

There is more than enough room for the vehicles with a 4 bay tandem garage plus hard standing for extra vehicles, the caravan or boat. An added bonus is the huge amount of storage easily accessible under the house.

Features at a glance:
• Elevated, easy care 782m2 allotment
• A roomy floor plan offering multiple living zones both inside and out
• 3 generously sized bedrooms in main house, master featuring ensuite
• 2 bedroom granny flat with courtyard
• 3 bathrooms in total
• Sparkling in ground pool alongside large outdoor entertainers area
• 4 bay garage with room for extra vehicles
• Reverse cycle air conditioning, 5kw solar panels

If lifestyle, location, quality and price are important in your next purchase, this home craves your attention. A sale is sought sooner rather than later, easy to inspect. Call Wes or Rosie to arrange your inspection today!

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