



1, 5 Catalina Drive, Mudjimba



## Contemporary bliss

This contemporary duplex ticks all of the boxes for your future home. The huge open plan living area welcomes you when you enter and the low maintenance finishes will give you more time at beautiful Mudjimba Beach. On the upper floor is the main bedroom and ensuite giving you total separation from the rest of the home.

- 3 bedrooms with mirrored built-ins
- 2 bathrooms (ensuite) & main with spa bath
- Kitchen with extensive stone bench space and modern appliances
- Tiled open living area that opens out to the outdoor area
- Double lock-up garage with internal access and storage area
- Fenced yard safe for little ones and pets
- Landscaped gardens frame the exterior
- Air-conditioning, ceiling fans, security alarm, double glazing & screens
- 900 m East to patrolled beach, childrens playground, park & eateries
- 900 m West to Coles shopping centre, medical centre, bowls club and tavern

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2302
<b>Floor Area</b>	222.96 m2

### Agent Details

Tony Brown - 0411074022

### Office Details

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You have to experience this lifestyle to fully appreciate what is on offer in Mudjimba and this is the perfect place to be.

Outgoings –

Rates - \$860 half yearly approx

Water - \$350 quarterly approx

Rental return - \$415 pw

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