

Sold

46 Donegal Drive, Yaroomba



Dream escape

At conception this blank canvas design had just three things to achieve. A relaxed lifestyle, space to live and entertain, plus a high level of privacy. The end product is a totally unique home that makes the most of its surroundings as well as the latest in ergonomic and environmental building features.

- Seamless connection of indoor & outdoor living
- Huge open living, chef's kitchen (stone work surfaces)
- Substantial outdoor entertainment area, salt water pool
- Downstairs: 3 large bedrooms, bathroom and powder room
- Upstairs: Master suite/parent's retreat, ensuite & private balcony
- Strategic openings and louvers for excellent cross ventilation
- Raked and high ceilings add a feeling of space and natural light
- Clever use of aspect in the build makes the best of every season
- Remote internal double garage, air-conditioning, fans & security
- Under ground water tank, gas hot water system & fully insulated
- Very low maintenance landscaping, grass/fenced front yard
- 800m to Yaroomba Beach, 5 min drive to Coolumb Esplanade

4 Beds 2 Bathrooms 2 Car Spaces 631 m2

Price	SOLD
Property Type	Residential
Property ID	2314
Land Area	631 m2
Floor Area	343.73 m2

Agent Details

Tony Brown - 0411074022

Office Details

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Backing onto the Luther Heights acreage means a bush back drop. Visiting birds and kangaroos are a regular occurrence. This property is proof that function and style

can work in the same space. Plenty of peace and seclusion, yet only a few minutes drive or cycle to everything Coolum has to offer.

Note: This property has been tenanted since photos were taken and furnishings/appearance will vary on inspection.

Investment information:

Current rental return: \$23,400/year (\$450/week/periodic tenancy)

Approximate Rates and Water charges: Approx \$2800/year

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