

Sold



17 Watergum Place, Twin Waters



## Size and location

Positioned in the first stage of Twin Waters this home offers a convenient lifestyle as well as size that will satisfy the most demanding of furniture and family.

- 4 Bedrooms, 2 bathrooms and 2 good size living zones
- Generous central kitchen for family and entertaining
- Raked high ceilings to open meals and family room area
- Ensuite and walk in robe to main bed, plenty of storage
- Living areas open to garden and slab is down ready for pergola
- Established gardens and space to create more yard on the
- Internal double garage with remote door and more storage
- Split system air-conditioner, ceiling fans and insulation
- Sunken formal lounge/dining big enough for larger furniture
- Recent roof restoration. Generally very good condition throughout
- Easy walk to the canal, parks, bike ways and recreational lake
- Ready to move into now with excellent potential for the future
- 2kms to the patrolled surf beach & 10min drive to Maroochy CBD

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2322
<b>Land Area</b>	781 m2
<b>Floor Area</b>	287.99 m2

## Agent Details

Tony Brown - 0411074022

## Office Details

Maroochy North Shore Realty  
644 David Low Way Pacific Paradise,  
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The property is in excellent original condition and would be easily modernised to rival some of the best homes in the area. Perhaps the biggest untapped potential lies in the 701sqm corner allotment. Some fencing could see secure side access for a

caravan or boat and room for a pool.

Investment information:

Rates & Water: Approx \$2700/year

Estimated Rental Income: \$480/week

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