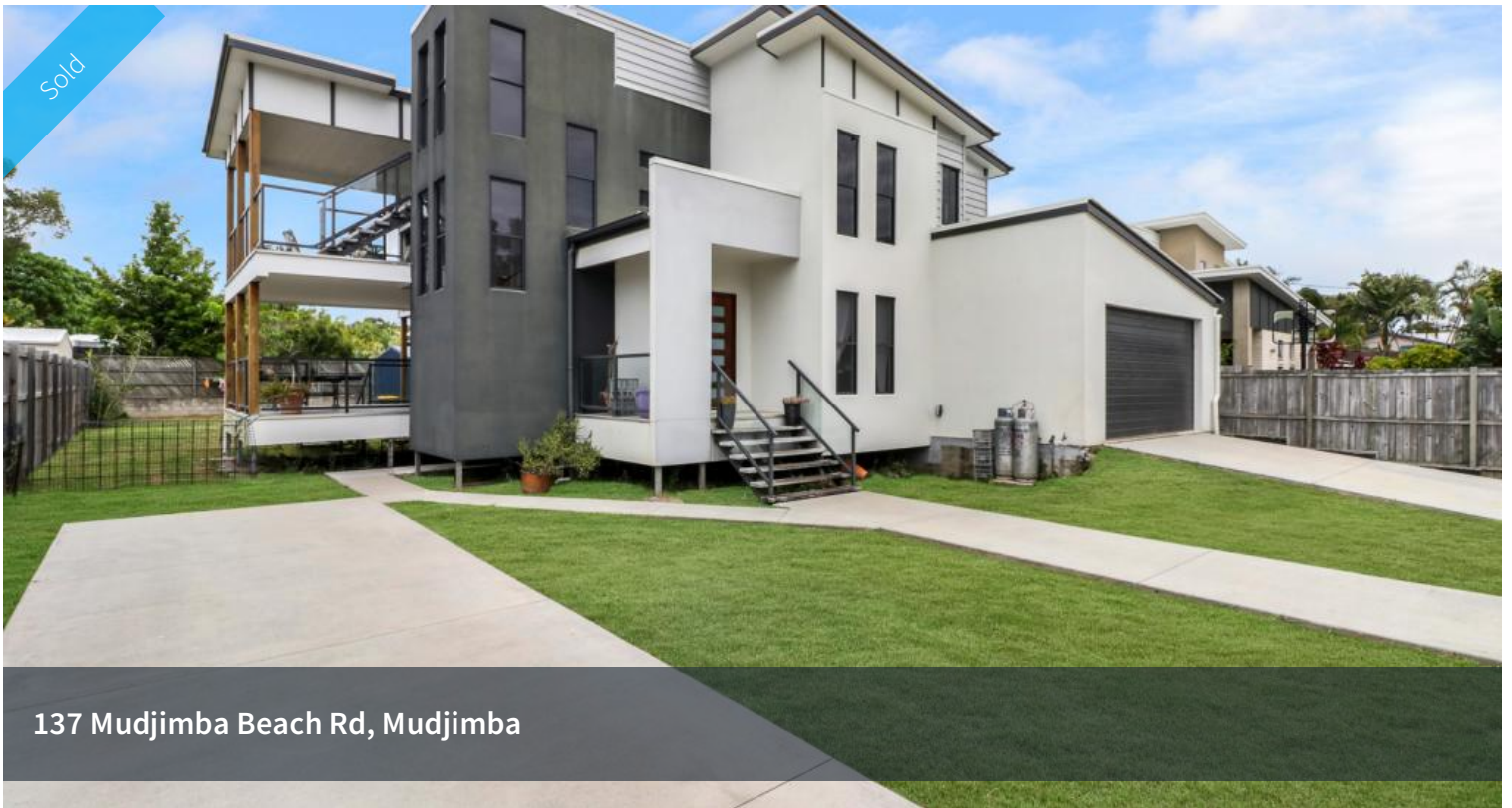


Sold



137 Mudjimba Beach Rd, Mudjimba



## Plus size beach house

Designer built home on an 809sqm block just 5 minutes bike ride to the patrolled surf beach. The core of this property comprises of connecting living/deck areas, roof top garden and endless summer sea breezes. The split-level design offers multiple living/furnishing options as well as separation between guest bedrooms the master suite. Kitchen on the upper level is central to casual living/meals all opening out to a large covered deck. Internal 2 x garage is 'drive through' with concrete side access to a free-standing 6m x 9m shed/workshop. There's concrete hardstand parking for a large fishing boat or motorhome too.

- 4 bedrooms, 2 bathrooms and purpose-built office/media room
- Large open living, extensive outdoor entertainment and roof top terrace
- Top floor: Kitchen, open living. Main bedroom and media room
- Walk in robe plus integrated storage and ensuite to master bedroom
- Lower levels: Guest/family bedrooms, additional living and garage
- North-east aspect catches the breeze in summer and sun in winter
- Ducted air-conditioning and ceiling fans. Energy efficient 6.6kw solar
- Internal double garage with electric door. Drive through & side access
- Concrete pad parking for motorhome or a large fishing boat

The size of the land means it easily accommodates the home, the 6m x 9m shed, and has plenty of room left over for a pool or simply space to kick a ball around the back

🛏 5 🏠 2 🚗 4 📏 809 m2

<b>Price</b>	SOLD for \$1,190,000
<b>Property Type</b>	Residential
<b>Property ID</b>	2993
<b>Land Area</b>	809 m2
<b>Floor Area</b>	350 m2

### Agent Details

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yard. Under 5 minutes walk puts you at the school, village centre shops and services. The house itself was completed in 7 years ago, though the garden is a blank canvas allowing the someone to make their own mark on this one-off property. The larger allotment size means more space around the property, and increased distance between neighbours, the likes of which not normally seen in an urban coastal setting like this. If you're looking for more room indoors and out, then seeing this property is a must.

Rates & rental information:

Estimated permanent rental return: \$950/week

Approx. water and council rates (combined): \$3150/year

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.