

Sold



4 Paperbark Pl, Mudjimba



Beach inspired

Built in 2016 this PJ Burns 4 bedroom home has been designed with coastal living in mind. Connected indoor and outdoor living, good size rooms and positioned on the land to make the most of sea breezes and winter sun. Under-roof entertainment area offers a cool place outdoors even on the hottest days, and when it's time for a swim, it's a 10 minute walk down quiet side streets to the beach.

- Bedroom 4 doubles as large home office/media room
- Ensuite and walk in robe to master bedroom
- Open living with connecting under-roof outdoor area
- Air-conditioning to living and main bedroom
- Stone countertops and quality appliances to kitchen
- Walk in pantry and integrated storage throughout
- Ceiling fans, security insect screens and led lighting
- 5kw solar PV keep power bills to a minimum
- Internal 2 x garage (remote controlled electric door)
- Landscaped & fenced 500sqm block. Garden shed
- Amenity reserve opposite (conservation/green space)
- 900m to the beach, esplanade shops and cafes
- 10 minute drive to Maroochydore CBD
- Quality tenant in place at \$600pw Until 28 September

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Price	SOLD for \$1,000,000
Property Type	Residential
Property ID	3004
Land Area	500 m2
Floor Area	190 m2

Agent Details

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Office Details

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Energy efficient lighting, insulation and grid connected solar means a reduced carbon footprint and very low running costs. Private, fenced yard bordered by established gardens and room for a future pool. In an area surrounded by dune and conservation reserves, yet only minutes to the CBD and airport makes this a location like no other.

Rates & rental information:

Current rental return: \$600/week (lease expires 28 Sep 2023)

Council rates & water charges (combined): Approx: \$3250/year

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