



16 Waterside Dr, Twin Waters



Rare waterfront opportunity

At this price you can afford to turn your dream into reality. Easterly aspect onto the water means cooling breezes all summer long. The outdoor living also opens to the north providing plenty of natural light as well as warm sun in winter. This four bedroom home represents a comfortable home now with opportunities to add value in an incredible location.

- :: 4 bedrooms, 2 bath, formal lounge, open dining/family
- :: Extensive water views from much of the home
- :: Raked/high ceilings add a sense of space and light
- :: Connecting covered outdoor entertainment area
- :: Ensuite and walk in robe to large master bedroom
- :: Oversized 2nd/guest bedroom (adjoining bathroom)
- :: 2 x split system air-conditioners, fans/security screens
- :: Newly updated carpet, appliances & landscaping
- :: 621sqm allotment with 15 metres waterfrontage
- :: Direct access to 30 hectare recreational lake
- :: Add a future jetty/pontoon (subject to council approval)
- :: Surrounded by parkland/bike ways. 2.5km to beach
- :: Close to the shopping, schools and the motorway

4 2 2 621 m2

Price	SOLD
Property Type	Residential
Property ID	2685
Land Area	621 m2
Floor Area	260.12 m2

Agent Details

Tony Brown - 0411074022

Office Details

Maroochy North Shore Realty
644 David Low Way Pacific Paradise,
QLD, 4564 Australia
07 5448 7700



One of the really outstanding features is the back yard privacy provided by the established parkland on the opposite side of the waterway. This means a tranquil setting and a greater level of peace and privacy compared to many canal front locations. There have been several large scale waterfront renovations in Twin Waters over the past few years. This property is one of the last opportunities to buy a good quality original home in one of the best waterfront positions in Twin Waters.

Investment information:

Council rates & water charges (combined): Approx \$3,250/year

Permanent rental estimate: \$585/week

Tender Information:

Offers over \$720,000 are invited. Tenders close 4pm Tuesday 20 February 2018.

Offers can be subject to finance and building/pest inspection (up to 14 days) if required.

All offers remain confidential until handed to the owner on the tender date.

For more information & tender information package call Tony Brown 0411074022 or email tony@mnsr.com.au

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.