



31 Currawong Street, Mudjimba



Beach at the end of the street

This beach house is the perfect blend of character and function. North facing deck, timber floors and high ceilings are the perfect backdrop for any seaside escape. Add to this a flexible floor space and you have a home that can satisfy your every day needs just as well as it can make you feel like you're on a permanent holiday.

- 3 bedrooms/2bathrooms. Open living off central kitchen
- Large covered verandah to lower level, sun deck off main bed
- Updates to kitchen/bathrooms, reverse cycle air-conditioning
- Wood floors and staircase. Cedar doors/dressed timber features
- Upstairs landing/office space big enough to be second living area
- Separate single garage and side access for additional vehicles
- 607sqm block, established trees and gardens. Very private setting
- Medium density /future redevelopment options (possible duplex site)
- Main decks north facing for winter sun and cool summer breezes
- Easy/level 350m walk to the beach and cafes on the Esplanade
- 7 minutes in the car to Maroochydore CBD and Sunshine Plaza
- Redecorated indoors and out means all the hard work is done
- Striking character home with all the updates you need for comfort
- Close enough to sleep to the sound of the surf crashing onto shoreline
- Village feel, surrounded by dune and conservation reserve

3 2 1 607 m2

Price	SOLD
Property Type	Residential
Property ID	2694
Land Area	607 m2
Floor Area	139.35 m2

Agent Details

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The beach entry at the end of the street means you can throw a towel over the shoulder and be on the sand in minutes. Same time in the car to the CBD for work and you can easily cycle or walk to local schools and shopping centre. This home stands out from the crowd and will make the perfect seaside escape or full time home. Time to come and see what life could be like here.

Investment information:

Rates & water charges: Approx. \$3150/year

Estimated permanent rental return: \$560/week

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