



3 Coolahra St, Warana

**Simon Birse**  
0410 443 109



## SIMON SAYS... SOLD FOR A PREMIUM SALE PRICE!

Thinking real estate? Call Simon Birse today!  
A real estate agent who actually cares for his clients.

I would have - I should have - I could have.  
Don't be one of these buyers, here's a fantastic opportunity secure a true blue renovator to add your personal touch.  
2 written offers submitted to the sellers for their consideration - the 3rd may just secure it.  
Ideally positioned just off Oceanic Drive in a quiet highly sort after tightly held street.  
Ideal for future renovations and extensions or remove the current house and build your dream home from a clean slate.  
If you're looking for a property with enormous potential & strong capital growth then this property is just for you.  
Take just 90 steps from your front door to the local park, beach access 237 and kilometres of pristine uncrowded beach which spans from Pt Cartwright down to Currimundi.  
Local shops, schools and major infrastructure including the Kawana hospital are taking place in the surrounding area and it's all at your fingertips.  
Remember the golden rule to Real Estate! (Location, Location, Location)  
Prime beachside property on the Sunshine Coast is in short supply and they certainly won't be making any more.  
View Today this opportunity certainly won't last.

🏠 3 🚿 1 🚗 2 🌊 📏 555 m2

Price	SOLD
Property Type	Residential
Property ID	1726
Land Area	555 m2

### AGENT DETAILS

Blue Moon Property Management  
- 07 5445 6500

### OFFICE DETAILS

Sippy Downs  
Shop 2B/1 Chancellor Village  
Boulevard Sippy Downs, QLD,  
4556 Australia  
07 5445 6500



*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.*