

Sold

Canalzone

41 Amarina Ave, Mooloolaba

## MOOLOOLABA GEM - POSITION & POTENTIAL

This home is right in the heart of Mooloolaba, close to parks and water canals and only minutes from Mooloolaba's sandy beaches and esplanade. The property is also positioned within the Mountain Creek School catchment zoning being central to everything a family could need.

The large bedrooms all come with built-in wardrobes and there is a split system air conditioning unit in the master bedroom and living room. The home also features an oversized main bathroom and separate toilet. There is an open secure courtyard to the front of the home with a larger undercover patio area at the rear which runs the length of the home creating a perfect inside/outside lifestyle which the family can all enjoy. The large central kitchen offers plenty of cupboard and counter space and also overlooks the backyard and outdoor area.

Set on a 714m<sup>2</sup> block and featuring a large colorbond fenced backyard, there is plenty of room for the kids and the family pet to run around and play or even to put in a pool down the track or it could even accommodate a large storage shed. The single remote control lock up garage also has internal access and additional off street parking to the side which could accommodate a boat or trailer.

- \* Fantastic low-set family home on 714m<sup>2</sup> block
- \* 3 great sized bedrooms all with built in robes
- \* Air conditioning to master bedroom and living room
- \* Ceiling fans throughout
- \* A large covered patio running the length of the house which is the perfect setup for your BBQ and entertaining space.
- \* Fully fenced yard perfect for the kids and family pet to play in
- \* Single lock up garage as well as room for the boat or trailer

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Price	SOLD for \$615,000
Property Type	Residential
Property ID	4230
Floor Area	714 m <sup>2</sup>

### AGENT DETAILS

Indiana Voss - 0404 155 581  
Brenda Millan - 0418 887 698

### OFFICE DETAILS

Kawana Waters  
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