

That's an error.

That's all we know.



















8 Burrajum Pl, Caloundra West



### COMPLETE WITH FLAIR / ELEGANCE AND SEPARATE DUAL LIVING

Here is your opportunity to own a beautifully renovated 'Hamptons' inspired home in a desirable neighborhood on a huge 950sqm allotment backing onto a nature reserve.

This home oozes street appeal from the white picket fence, perfect low maintenance gardens and lush green lawns to the fresh and inviting colour scheme. It is no wonder why many passersby have complimented the owners and commented that it is the nicest home in the street!

This property is truly a pleasure to view and offers the best of both worlds, a relaxed coastal vibe while the colour palette, fixtures and fittings radiate a casual elegance and beauty perfectly.

#### THE MAIN HOME

Designed for comfortable family living with two separate living areas both bright and airy and both enjoying a view to outside.

The custom-made kitchen is centrally located, has stone benches, a breakfast bar and plenty of cupboard space. The adjacent room behind the kitchen doubles as a walk-in butler style pantry and a compact laundry. The absolute highlight of the kitchen is the Belling Cooker Deluxe that has multiple ovens, an induction stove top and touch controls – the quality and versatility of this appliance will be sure to impress the chef of the family.

The kitchen, dining and one of the living areas are of an open plan and have a cleverly built-in dining table 'booth' will have families enjoying mealtimes together. The second living area is light and bright and can be closed off with glass doors allowing the family to enjoy some separation if need be.

The master suite is generous in size, boasts a walk-in wardrobe, luxe en-suite with corner spa bath, his and hers basins and a privacy toilet. Sliding glass doors access the undercover patio area to relax making this a lovely parents retreat.

The remaining three bedrooms in the main home are all of a good size, have been decorated in neutral colour tones, have new carpets, ceiling fans and built-in robes.

The family bathroom is generous in size, features a bathtub and separate toilet.

5 3 3 950 m2

**Price** SOLD for \$1,115,000  
**Property Type** Residential  
**Property ID** 4451  
**Land Area** 950 m2

#### AGENT DETAILS

Steve Venn - 0418 288 325

#### OFFICE DETAILS

Golden Beach  
SHOP 2 50 Landsborough Pde  
Golden Beach, QLD, 4551 Australia  
0418 288 325



No expense has been spared with ducted air-conditioning, ceiling fans and a large solar electricity system to minimize those pesky electricity bills.

### **SEPARATE DWELLING**

The property boasts a fully separate, fully self-contained unit with private access perfect for an adult child, your elderly parent, visitors or maybe Airbnb type scenario. This section has a high fence ensuring privacy and safety for a small pet to play.

Enter via the undercover porch – a lovely spot to enjoy a wine and look out to the pool area. This unit is definitely NOT your typical 'dual living or granny flat'. Soaring ceilings, air-conditioning, fans and high quality finishes including stone benches in the kitchen, a dishwasher and a Belling Cooker!

The bedroom is of a king size with a walk-in robe, ceiling fan and stylish en-suite bathroom with modern fittings. The unit has its own laundry and linen closet cleverly designed and tucked away in the hallway closet.

### **POOL AREA**

The outdoor entertaining area sure is something special! Plenty of undercover area for all weather dining and the current owner has set up further relaxed seating area under a shade sail. Glass pool fencing gives uninterrupted views of the pool from the living spaces and there is the convenience of a change room and outside shower.

Local Sunshine Coast local artist Mark Barnas has painted a stunning beachside mural which has created a clever back drop for the large resort style magnesium pool.

A large bougainvillea plant was placed to encompass the fence, currently healthy and green and when in full bloom will be a stunning mass of purple flowers!

### **CAR ACCOMMODATION**

A double lock up remote garage has convenient internal access to the house and gates on the front fence allow an extra car, trailer or boat to access the carport at the side of the home.

### **OTHER FEATURES**

- Low maintenance landscaped lawn and gardens
- Fully fenced with private front entrance through to unit at rear
- Garden shed and veggie garden patch
- Gates at rear of the property lead out to natural reserve and walking path
- 10.2KW Solar Electricity System
- 3 Phase Power to Both Dwellings

### **THE AREA**

Located just minutes away from popular patrolled surf beaches, Caloundra's CBD, a large choice of shopping centres, established parks and cycling/walking paths.

Within close proximity to the highly regarded Unity College in the Bellvista Estate and only a few minute's drive to the Baringa Town Centre with shopping, a new Tavern and further schooling options.

Easy access to the Bruce Highway and an approximate 15 minute drive to the Sunshine Coast Hospital precinct.

I recommend you allow a full half hour to inspect this home if possible to appreciate all this private oasis has on offer!

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