



Woodgate



### 4 BEDROOM HOME (INCLUDING SELF CONTAINED FLATETTE)

Circumstances demand a PRICE REDUCTION on this DOUBLE STOREY HOME in WOODGATE BEACH and vendors have requested us to SUBMIT ALL OFFERS for CONSIDERATION. The residence boasts three bedrooms upstairs PLUS a fourth downstairs which is part of a self contained living area with kitchenette, shower, toilet and outdoor area. The internal stairs lead to the upper level which features polished cypress flooring throughout, including the 3 bedrooms. The master bedroom has a private balcony with an easterly aspect. The generous sized ENTERTAINMENT DECK faces north and is off the kitchen / lounge area. This is the perfect spot to relax and enjoy summer breezes and winter sunshine. There is a servery to this area through the kitchen window. A dishwasher is included in the purchase price.

This property is located a short walk from shops and beach and represents a solid investment, particularly considering the SELF CONTAINED LIVING AREA on the lower level.

Sustainability Declaration for this property is available from this agent

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	286
<b>Land Area</b>	843 m2

#### AGENT DETAILS

Jose Arjona - 0412 144 426

#### OFFICE DETAILS

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Contact EXCLUSIVE MARKETING AGENT Woodgate Beach Pacific Realty (07) 41268811

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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.