



**31 Barramundi Dr, Woodgate**



## BEAUTIFUL HOME IN PEACEFUL POCKET WITH MOTIVATED VENDOR'S

This beautiful three-bedroom highset home is situated on a large 801m<sup>2</sup> level allotment in an undeniable location directly across from stunning Woodgate Beach. This fantastic weatherboard/colourbond constructed home is located at the southern end of Woodgate Beach in quiet street and is fully fenced with landscaped gardens & registered bore. This is a stand out opportunity with the sellers willing to negotiate the price of \$530,000.

Upstairs features two queen sized bedrooms fitted out with built in wardrobes and ceiling fans. It also has a well-appointed kitchen and separate dining area with its own outside balcony. The lounge room is equipped with air conditioning and opens up to a large entertaining deck, perfect for capturing those welcoming sea breezes and enjoying the out standing views of the beach. This property has recently been upgraded with a new hot water system and Bore pump along with a brand new clothes hoist. Upstairs has been upgraded with brand new flooring to match the calming beach style of this property.

Downstairs offers one queen sized bedroom which is also fitted with a built-in wardrobe and a ceiling fan plus your own private patio. This level also features a separate bathroom and laundry with ample storage plus a double garage. There is a 9 foot clearance downstairs and in the large 9x6m shed which makes this ideal for caravan or boat storage.

3 2 2 801 m<sup>2</sup>

**Price** SOLD for \$490,000  
**Property Type** Residential  
**Property ID** 758  
**Land Area** 801 m<sup>2</sup>

### AGENT DETAILS

Jose Arjona - 0412 144 426  
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### OFFICE DETAILS

Woodgate  
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For further details or to arrange inspection, please contact Jose.

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