

Sold



58B Fifth Ave, Shoalwater



Easy care renovated home close to the beach in a great street

OPPORTUNITY FOR RENOVATED PROPERTY IN HEART OF SHOALWATER

Quietly tucked away and only 3 streets from Shoalwater Bay, this home would be perfect for Retirees, FIFO, holiday home or down sizers. Low running costs with solar panels and low maintenance.

Here's your opportunity to live on a great street, surrounded by quality homes, without the large block and in a renovated easy care home to a high standard. There's the space to park your BOAT OR CARAVAN and even the potential to create additional parking/side access if you wanted.

This 3 bedroom, 2 bathroom home is immaculate. It's light, sunny, and tastefully decorated throughout in neutral colours. The highly polished floor tiles in the living and kitchen areas are striking. You'll be drawn in by the fabulous kitchen with a large stone benchtop/breakfast bar and overlooks the lounge with study nook. Separate lounge area, again with striking floor tiling, provides additional living with TV and contemporary built in shelving.

Three large bedrooms, all doubles, with new carpets, all with BIRs, so plenty of room for visitors / bunks. Two stylish bathrooms with floor to ceiling tiling in the ensuite and double vanity.

The large paved courtyard and area to the rear is surprisingly spacious, private and enjoys morning sun.

Double garage with enough clearance for most 4 wheel drives and rear roller door access, PLUS a store room perfect for camping/fishing gear.

3 2 4 530 m2

**Price** SOLD for \$549,000

**Property Type** Residential

**Property ID** 41

**Land Area** 530 m2

**Floor Area** 140 m2

#### Agent Details

Kevin Brincat - 0401 052 947

#### Office Details

Kevin Brincat Real Estate  
0401 052 947



Additional garden shed.

Recent improvements to the property include: huge colourbond patio and some fencing, new concrete driveway, and carpets to the bedrooms.

Some of the many FEATURES INCLUDE:

- Stunning kitchen with stone bench tops, stainless steel appliances & dishwasher
- Stylish bathrooms
- Quality porcelain tiling
- Solar panels
- Ducted Air Conditioning plus reverse cycle split system
- Built in TV cabinets and desk
- Bore & Reticulation
- Walk in robe to master bedroom and built in robes to minor bedrooms
- Neutral decor throughout
- Gas bayonets
- Room for the camper or boat
- Large outdoor area and courtyard to soak up the sun
- Double lock up garage with roller doors
- Storeroom to rear of garage
- Garden shed with bench, power & light
- Potential to create additional side access
- Limestone paving and planters to back garden

This property is in the heart of Shoalwater; check out these distances (approximate)

- 500m to Shoalwater Bay
- 640m to IGA & Shoalwater Shopping Centre
- 220m to Shoalwater Reserve

Renovated to a high standard overall. Viewing of this rear duplex will not disappoint. Please note that PRIVATE VIEWINGS are not available during the month of MARCH 2021.

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.