

# 1/31 Second Avenue, Coolum Beach, Qld 4573

## Sold Duplex/Semi-detached

Thursday, 10 August 2023

1/31 Second Avenue, Coolum Beach, Qld 4573

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 130 m2

Type:

Duplex/Semi-detached



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**\$880,000**

Welcome to 1/31 Second Ave, this charming single level duplex is in the heart of Coolum Beach. Its prime location offers a fantastic opportunity for investors, first home buyers or a families seeking a champagne location on a beer budget. This property oozing's possibly ; with three decent sized bedrooms, recently renovated bathroom and kitchen, enormous private courtyard which even boasting its own established mango tree and best of all extremely low levies. Just a short walk away, find pristine white sandy beaches, renowned surf breaks, and stunning coastal views. Enjoy all the amenities and attractions that make Coolum Beach's relaxed beachside atmosphere and vibrant local community thrive. Some Of Our Favourite Features: • Walking distance to Shops, Coolum Surf Club, Coolum Main Beach • 187m<sup>2</sup> courtyard, extremely low levies, AC x 2 • Currently tenanted until Jan 2024 • Beautifully renovated, fantastic position • Minutes away; Schools, Sports Grounds and Aquatic Centre. • Maroochydore under 15 mins, Noosa Main Beach under 20 mins For those seeking an entry into the local market or a sea change, don't miss this enticing opportunity in the heart of Coolum Beach. Contact the team to find out more. We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.