

1/4 Ti Tree Street, Port Douglas, Qld 4877



Duplex/Semi-detached For Sale

Monday, 29 April 2024

1/4 Ti Tree Street, Port Douglas, Qld 4877

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 140 m2

Type:

Duplex/Semi-detached



Matt Scott

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Auction

ESCAPE TO 'SEACLUSION' - LIVE IN OR RENT OUT This inviting, spacious, nicely appointed two-bedroom duplex is located at the end of a quiet local traffic street, close to town and the beach. With its house-like proportions, privacy, host of enviable features and no body corporate fees, it is an attractive and unique prospect in the current market. A single carport prefaces the timber slat boundary fence that provides security and privacy. Inside the gate, a garden-fringed path meanders to the covered front patio that frames the entry into the spacious open plan lounge, dining and kitchen space. Featuring cool easy-care tiling, air conditioning and ceiling fans, the space easily accommodates dual lounges and a six-seat dining table. Adding further to the appeal are the timber-framed bi-fold doors that can be retracted to welcome the balmy tropical climate in. At the heart of this space is the large fully optioned kitchen that makes entertaining a breeze with its hotplate, oven, dishwasher, dual sinks, integrated wine storage, feature tiling and abundance of timber veneer cabinetry. The two good sized bedrooms are located at the rear of the property and both feature new beds, air conditioning and ceiling fans for maximum comfort. The master also affords a built-in wardrobe and direct access out to the covered rear patio. Servicing the bedrooms is the large bathroom that was renovated in 2020 to include a shower, new vanity and toilet. Outside, the elevated timber-decked patio overlooks a small lawn area and the signature saltwater pool that comes complete with new pool and heat pumps. The full laundry is housed in an alfresco style room under the main roof while a pebbled pathway connects the front and rear gardens. Currently used as our vendor's tropical escape interspersed by bookings for the holiday rental market, this delightful duplex could be your new home, home away from home or a valuable addition to your investment portfolio. If it has piqued your interest, contact Matt on 0457 738 804 or msscott.portdouglas@ljhooker.com.au for all the details or to request an inspection. Please Note: this auction will be held on site and online via Realtair on Wednesday 22 May at 5:00pm (unless sold prior to auction). The property is being sold via auction / without a price and therefore a price guide cannot be provided. Websites may have filtered the property into a price bracket for website functionality purposes.