

# 11 Flinders Lane, Maroochydore, Qld 4558



## Apartment For Sale

Saturday, 18 May 2024

11 Flinders Lane, Maroochydore, Qld 4558

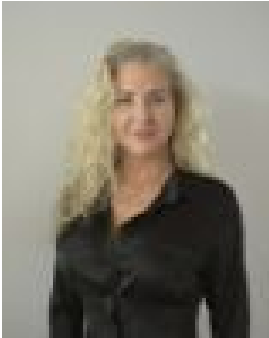
**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 468 m2**

**Type: Apartment**



Vivienne Wallace-Hopper

## Please contact agent for details

Take the time to explore this exceptional opportunity. I'm thrilled to present to you a property that seamlessly blends the best of both worlds - a fusion of commercial and residential spaces set in the vibrant heart of the Sunshine Coast. Nestled in Flinders Lane, Maroochydore, this property boasts a strategic location within minutes of Sunshine Plaza, pristine beaches, an array of dining options, cafés and a large grocery store. It offers a sleek and modern office space, designed to maximize visibility with floor-to-ceiling glass facing the road. This 60m<sup>2</sup> of office/retail space is complemented by a well-equipped kitchenette and bathroom facilities, making it an ideal setting for your business aspirations. Additionally, there's an extra 20m<sup>2</sup> of garage/storage space at the rear - perfect for those seeking versatility and ample storage solutions. Beyond its commercial offerings, the separate 2 storey apartment encompasses the essence of comfort and style. Upstairs, you'll discover a spacious and inviting residential sanctuary, featuring three to four generously sized bedrooms. The main bedroom is a sanctuary in itself, featuring a walk-in robe, ensuite, and air conditioning to ensure your comfort. The flexibility of the fourth bedroom allows for it to serve as a media room, home office, or additional living space - catering to your unique lifestyle preferences. The second bathroom is thoughtfully finished with a bathtub, while a separate toilet adds convenience for guests and residents alike. A modern kitchen boasts generous bench space, stainless steel appliances, and dishwasher. There is a seamless flow into the private courtyard, offering the ideal outdoor setting for al fresco dining and entertainment. This property presents a rare opportunity to enjoy the best of both worlds - a dynamic commercial space coupled with a luxurious residential retreat. If you are seeking a prime location to establish your business and a dream home that effortlessly combines style and functionality, this is an opportunity not to be missed. \*\* Excellent long term tenants currently in place Commercial April 2026 Residential April 2025