

# 12 Wurley Drive, Wurtulla, Qld 4575

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PROPERTY SALES

## House For Sale

Friday, 3 May 2024

12 Wurley Drive, Wurtulla, Qld 4575

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 555 m2**

**Type: House**



Caren Nancarrow

0413661000

## Expressions of Interest

Welcome to 12 Wurley Drive, where coastal living meets convenience in the desirable suburb of Wurtulla. This is a rare opportunity to secure a prime position just moments away from the beach, playgrounds, canals, schools, shops, and the new hospital.

**Key Features:**

- Prime Location:** Nestled just 100 meters away from the pristine shores of Wurtulla Beach, this home provides direct access to the sun, sand, and surf. Situated on a quiet street with ample parking, it's an ideal retreat for families seeking peace and relaxation or investment opportunity for a savvy developer or investor.
- Spacious Living:** Situated on a generous 555m<sup>2</sup> block, this home boasts three bedrooms, including a master with an ensuite and walk-in wardrobe. The well-appointed kitchen, located at the back of the property, flows seamlessly into the outdoor entertaining area, making it perfect for hosting gatherings or simply enjoying the coastal breeze.
- Outdoor Oasis:** Embrace the outdoor lifestyle with a spacious front and backyard, providing ample space for outdoor activities and relaxation. With room for a pool, you can create your own private oasis to enjoy year-round. The property also features a large double garage with drive-through access to the backyard, along with a convenient garden shed.
- Convenient Amenities:** Enjoy the convenience of local amenities just minutes away, including medical facilities, restaurants, cafes, and gyms and the Sunshine Coast Stadium. Bocca, a charming Italian restaurant and bottle shop, is just a 6-minute walk away.
- Tenant in Place:** The property is currently tenanted until July 11, 2024, presenting an excellent opportunity for investors seeking immediate rental income.

**Location Highlights:**

- Immediate proximity to beach, parks, schools, and shops
- Enjoy leisurely strolls along the beach or take advantage of the nearby walking and cycling paths.
- Convenient access to the Bokarina precinct including cafes, restaurants, shopping and public transport options.

Don't miss out on this exceptional opportunity to secure your slice of coastal paradise in Wurtulla. Contact Caren today to arrange a private inspection before it's gone!

**Disclaimer:** Whilst every care is taken in the preparation of the information contained in this marketing, One Percent Property Sales will not be held liable for any errors in typing or information. All interested parties should rely upon their own enquiries in order to determine whether this information is in fact accurate, and that the property meets their requirements.