

13 Bounty Circuit, Eli Waters, QLD, 4655

Sold House

Friday, 4 August 2023



13 Bounty Circuit, Eli Waters, QLD, 4655

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

WATERSIDE HOME IN MARINERS COVE (ELI WATERS)

This large home is set on an elevated 943m² block with uninterrupted water views over the tidal lake.

A south-east orientation toward the water makes for a magical start to the day; with the kitchen, dining and family zones receiving the morning sun so you can enjoy breaky with sunny lake views.

A generously sized alfresco is positioned overlooking the water, receiving afternoon and evening shade, perfect for a barbie followed by a wine on the jetty as a fishing line dangles.

The current owners have installed a 10 outlet (6 zone) ducted heating/cooling system, which has been seldom used due to the natural cross-ventilation and water-side breezes.

Some key features of the house include:

- * Approx 6kw solar system
- * Security screens to all windows and doors (easy-visibility through the screens to maximise views)
- * Professionally constructed private jetty with 2 way light switch and 240v external powerpoint
- * Recently updated dishwasher (approx. 6 months ago)
- * Kitchen includes electric appliances, Smeg oven and Chef cooktop
- * LED lighting to most rooms
- * Fully fenced rear yard with sufficient space for a pool/shed (STCA)
- * Ample space in the front yard to park a caravan and/or boat
- * Attached 2 car garage with additional storage nook
- * 5000 litre water tank
- * Newly installed interconnected smoke alarms

13 Bounty Circuit is an approximate 3 minute drive to the Eli Waters Shopping Centre, and an approximate 5 minute drive to the main CBD or 7 minutes to the beautiful Esplanade / Beach / Cafes and Restaurants.

Xavier College is within walking distance, with several other schools easily commutable by car.

Lakeside homes in this location are highly desired. This residence is now proudly offered for sale at \$835,000. Please call Rory on 0432 271 220 to arrange your private viewing.

STANDARD DISCLAIMER:

Private viewings will require adherence to all mandated COVID-safe requirements, plus any additional requirements as requested by the agent and/or occupants. Boundaries on the aerial photos are approximate and intended for indicative purposes only. Information contained in this ad has been supplied by the Vendor. Buyers are encouraged to view this property in person and conduct their own investigations/enquiries in all regards, not relying solely on any information contained in this ad.