

**14 Cheyenne Way, Maroochydore, Qld 4558**



**Sold House**

Wednesday, 22 May 2024

14 Cheyenne Way, Maroochydore, Qld 4558

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



**CRAIG MORRISON**  
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**ZACH FAVELL**  
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**\$975,000**

This immaculate designer home, only seven years old, still presents 'as new' and offers the property trifecta: location, lifestyle, and low maintenance living – in a central position in master planned Sunshine Cove within walking distance to parks, waterways, cafes, major retail outlets, and the CBD. Across two expansive levels, designed to maximise space and functionality; the home comprises formal entry, four bedrooms, two bathrooms plus powder room, study nook, living area on each level, quality kitchen, upper covered terrace with elevated views towards Buderim, private ground floor alfresco patio, separate laundry, and oversized double lock-up garage on a 248m<sup>2</sup> block directly adjoining a leafy walkway. Split system air-conditioning x 3, ceiling fans, hybrid flooring in living rooms/kitchen, plush carpets in bedrooms, stone benches in kitchen and bathrooms, Bosch appliances, gas cooktop, attractive tiled splashback, soft close cabinetry, roller blinds on windows, security screen door to patio, dual vanities and separate bath and shower in family bathroom, and gated pedestrian access from walkway – are some of the property's features boosting value and appeal. Whether sitting up on the upper terrace with a sunset wine and relaxing after a day in the office, firing up the BBQ after a morning at the beach or fishing on the river, sipping on your coffee on the patio after a brisk morning walk along the kilometres of interconnected pathways around Sunshine Cove – you can do so in comfort and style. With only one directly adjoining neighbour and a green belt on the western side – privacy and outlook are enhanced, and vehicular access to the property is via a quiet neighbourhood laneway. There is an urban feel, so close to the CBD, yet still that chilled coastal vibe that is calming and alluring; the best of both worlds. From here you can walk and cycle to parks, playgrounds, local schools, Sunshine Plaza, dining/cafes, and the new CBD; in less than 10 minutes you can be on the beach or casting a line in on the riverbank; in less than 15 minutes you can be checking into a flight at the local airport, unpacking your golf clubs out of the boot, or strolling along Mooloolaba Esplanade. Downsizers, families, investors, and grey nomads looking for something easy to lock and leave – this could be absolutely exactly what you are looking for. Vacant and ready to move straight into, buy today and you'll be uncorking the champers in a matter of weeks.

Summary of Features:-

- Stylish, contemporary living in central Sunshine Cove
- 4 bedrooms, 2.5 bathrooms, 2 living areas + study nook
- Quality kitchen with Bosch appliances & gas cooktop
- Covered upper terrace with elevated outlook to Buderim
- Private ground floor patio accessed via family room
- Well designed floor plan – good separation of living
- Split system A/C x 3, ceiling fans, gas hot water
- Fenced low maintenance 248m<sup>2</sup> joining leafy walkway
- Walk to local parks/playgrounds, schools, Plaza, CBD
- 10 mins to river & beaches, 12 mins to local airport
- Vacant & ready to move straight into or rent out