

# 157 Kookaburra Drive, Cannon Valley, Qld 4800



## House For Sale

Wednesday, 12 June 2024

157 Kookaburra Drive, Cannon Valley, Qld 4800

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 5696 m2

Type: House



Aaron Squires  
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**\$1,250,000**

Spacious, private and fantastic value for money, this outstanding family property is certain to be extremely popular. From the moment you walk through the double front doors, you'll be captivated by the grand proportions of the living area. High raked ceilings and polished timber floors flow throughout the home, enhancing the sense of space and light. The cleverly designed living space features a nib wall, offering privacy with a touch of elegance and a perfect backdrop for your entertainment unit without compromising the light and natural air flow provided by the triple stack glass doors. The stylish modern kitchen, adorned with a beautiful granite benchtop and equipped with stainless steel appliances including gas free standing oven and cooktop, opens to a dedicated dining area and an additional outdoor dining area looking over the brand new in ground pool, which is heated for those winter months. This home boasts four large bedrooms offering high ceilings, the master with ensuite and walk in robe and your very own direct access to outside. Each bedroom offers split-cycle air conditioning, making it ideal for larger families seeking a spacious home on private acreage. Additional features include a double garage with internal access, room for additional storage, 15kw full solar power, water softener, gas hot water and 1.5 acres of mainly useable land for the whole family to enjoy and on town water. The elevated block ensures a constant breeze flows through the home all year round, with cleverly designed cross ventilation reducing the need to run the air conditioning. An outdoor shower and toilet accompanying the new pool to make entertaining simple. This fantastic block not only offers good privacy, though provides room for a shed and side access for an additional driveway and lots of room for the children to play. Situated at the end of a quiet street in Cannon Valley, this property is just a short drive from the heart of Cannonvale and Airlie Beach, where you can enjoy a variety of shops, restaurants, and cafes. The stunning beaches of the Whitsundays are also nearby. Properties of this calibre with homes of this size are highly sought after. Don't miss the opportunity to see it for yourself. Please call Aaron Squires on 0466 824 668