

# 16 Theodore Court, Moffat Beach, Qld 4551

## House For Sale

Wednesday, 29 May 2024



16 Theodore Court, Moffat Beach, Qld 4551

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 562 m2**

**Type: House**



Yianni J. Mooney

0420300977

## For Sale

Yianni Mooney Property proudly presents to the market 16 Theodore Court, Moffat Beach. Instructions are clear – the property must be sold. We welcome you to 16 Theodore Court. This is your opportunity to secure solid real estate in what may be considered one of the most desirable locations on the southern end of the Sunshine Coast. In the heart of Moffat Beach, and within just moments' walk to local pristine beaches, this four bedroom coastal residence boasts two bathrooms, generous living and dining areas, a large rumpus room and is perfectly sprawled over two levels, incorporating a true sense of living separation. The master bedroom comes complete with a spacious and private walk-in robe on the second level. The other three bedrooms are all of generous size. This wonderful floor plan also provides for a lock-up garage and double carport with additional parking makes it easy to accommodate the boat, caravan and trailer. This prime location is the essence of beachside living. Start your day with a short stroll to check the surf and grab a coffee at any one of the trendy coffee shops along the coastal precinct. Enjoy entertaining from the stylish central kitchen hub, complete with stone benchtops and quality appliances, including induction cooktop and an abundance of bench space and storage areas – the most fastidious of chefs will certainly delight here. Fully fenced and perfectly positioned on an elevated north-facing corner block, this stylishly renovated home was built with a relaxed lifestyle in mind, and they have certainly delivered. Make the most of entertaining family and friends on your very own oversized undercover entertaining area, effortlessly overlooking the sparkling inground swimming pool – a perfect place to relax and unwind. Enjoy endless outdoor gatherings in this inviting space. With nothing left to do but move in, this beautiful property offers an easy choice for those seeking the perfect beachside lifestyle within just moments to some of the best beaches the Sunshine Coast has to offer. Don't miss the chance to secure such a spacious and stylish beach home in highly sought after Moffat Beach. What we love about the property: - Sought after Moffat Beach - Two storey home – four bedrooms, two bathrooms - Stylish kitchen – stone benchtops, quality appliances - Inground swimming pool – large undercover entertainment area - Master bedroom with walk-in robe - On-point timber look flooring, quality carpet and tiles - Fully fenced – electric gate - Air conditioning, ceiling fans - Beautifully manicured low maintenance gardens - Secure lock-up garage and double carport - Nothing to do, just move in - Solid addition to any property portfolio - Moments to pristine beaches and parklands - 15 minutes\* to the Sunshine Coast University Hospital - 25 minutes\* to the Sunshine Coast Airport - 60 minutes\* to Brisbane International Airport Should you require any further information, please call Yianni on 0420 300 977\* approximately

DISCLAIMER: Whilst every effort has been made to ensure the accuracy of information contained about this property, it does not constitute any warranty or representation by the vendor or agent. All information contained herein is gathered from sources we consider to be reliable. All interested parties must solely rely on their own inspections, enquiries and searches with all relevant authorities.