

2 Magnolia Court, Innes Park, Qld 4670

House For Sale

Tuesday, 16 January 2024



2 Magnolia Court, Innes Park, Qld 4670

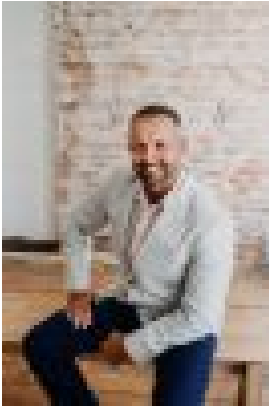
Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 993 m2

Type: House



Corey Hay
13008819878



Michael Nash
0411450147

Contact Agent

This steel frame quality residence is just 7 years young & built by Coral Homes is situated in the rapidly growing, ever popular suburb of Innes Park & epitomises what coastal living is all about! With sea breezes & the sound of the nearby ocean, 2 Magnolia Court is well positioned on a large 993m² allotment in a quiet cul-de-sac street & just minute's walk to the quiet Rifle Range Beach. With side access to the huge high clearance 9x4m shed, this property would make the ideal base for the travelling nomads with large caravans or for those needing plenty of room all the toys- boats, motorbikes, camper trailers etc. With a very practical, well thought-out floorplan this home is a must-see for all families. Comprising of multiple living zones including separate media/lounge room, air-conditioned open layout kitchen/dining/living area & a kids retreat/activity room which can be closed off from the main living area there is plenty of space for the entire family to enjoy & relax. The entertainers will fall in love with the well appointed kitchen fitted with quality stainless steel appliances & stone bench top which overlooks the large dining living area which then flows seamlessly out onto the huge outdoor alfresco overlooking the massive back yard. The manicured, well maintained back yard has plenty of room to fit all the kids swings, trampolines & still allows enough space for the future swimming pool. Included Features but not limited to:- Large 993m² allotment in quiet cul-de-sac street- Large Master Bedroom suite with ceiling fan, walk-in wardrobe & quality finished ensuite with stone bench top vanity & floor-to-ceiling tiles- Bedrooms 2,3 & 4 of generous size all with built-in wardrobes & ceiling fans- Air-conditioned open layout kitchen/dining/living area with quality stainless steel appliances including built-in convection microwave- Large separate media room- Separate kids retreat/activity room- Floor to ceiling tiled main bathroom, stone benchtop vanity, shower & separate bathtub- Massive outdoor entertaining area which can be extended with an adjustable awning for when entertaining larger barbecues & gatherings- Multiple outdoor deck seating areas at the side & front of the home perfect for enjoying a wine or good book as you take in the stunning coastal sunsets- Double attached remote garage with epoxy floor- Huge high clearance 9 X 4 X 4 metre shed with mezzanine floor for extra storage as well as front & side roller doors for extra accessibility- perfect for caravans, boats, campers or the home handyman- 3.0 Kw Solar with battery ready 6Kw Inverter which has the capacity for extra panels to increase the saving on electricity bills - Solar hot water- Brand new septic system - CCTV Security System in place as well as security screens throughout Conveniently positioned close to nearby walkways & bike paths you'll be on the beautiful sandy beach within minutes, making you feel like you're on holidays all year round!- 1.0km to Rifle Range Beach- 1.2km to Turtle Cove Park- 5.6km to Bargara Golf Course - 5.7km to Bargara State School- 5.8km to Bargara Central Shopping Centre- 14km to Bundaberg CBD Council Rates \$1,270 per half year (approx.) Well suited for the most meticulous buyer, this immaculately presented home requires your immediate inspection to truly appreciate its qualities. **BE QUICK TO BOOK YOUR PRIVATE INSPECTION TO AVOID MISSING THIS FANTASTIC OPPORTUNITY TO OWN YOUR OWN PIECE OF COASTAL PARADISE! CONTACT LEADING COASTAL MARKETING SPECIALISTS COREY HAY & MICHAEL NASH TODAY BY CALLING 1300 881 987.** *Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, mis description or typographical error in this marking material. Accordingly, all interested parties should make their own enquiries to verify the information provided. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified*