

257 Main Road, Kuluin, Qld 4558



House For Sale

Tuesday, 28 May 2024

257 Main Road, Kuluin, Qld 4558

Bedrooms: 5

Bathrooms: 2

Parkings: 9

Area: 855 m2

Type: House



Jason Burns

0754456500

Auction

257 Main Road is truly a unique Kuluin residence in that it is the first property into Kuluin from the Maroochydore side and over the years has had various home based business's being ran from it which also makes the property so unique. As soon as you step inside, you'll notice the spacious and airy feel with the high raked ceilings creating a welcoming atmosphere. The open plan living, kitchen, and dining area is perfect for family gatherings. What sets this property apart is the opportunity to run a business from home. Two spaces are currently set up as a successful nail studio and a separate salon room designed as a cosmetic clinic and is PAS approved. This space could be used as a home salon or even a bedroom. The current Nail Salon has been accredited as "The Top Nail Salon on the Sunshine Coast" since its inception 10 years ago. The property boasts an attractive feature which is its location. Maroochydore CBD and all its offerings are just a short distance away, allowing for a great lifestyle with everything within reach. Within 2 kms, you'll find the Sunshine Plaza, Coles, various dining options, schools, childcare centres, cozy cafes, Maroochydore CBD, Maroochy River, and pristine beaches. Everything the Sunshine Coast has to offer is right on your doorstep. Public transport and access to the Sunshine Coast Motorway and the Bruce Highway are conveniently accessible nearby. Furthermore, with the Queensland government committing almost \$3 billion towards the long-awaited rail line connecting Maroochydore to Brisbane, the property's future long-term growth is assured. The property is also located within a few short minutes' drive from the Maroochydore International Airport. At the rear of the property, there is a 400m² off-street parking space. This would be perfect for parking caravans, boats, trailers, etc., and also offers clients, family, and friends a space to park while visiting the property. Additionally, there is double-gate access to the fully fenced backyard. The home is fully air-conditioned and has a 5 KW solar system installed with 23 panels to help with the cost of the electricity bills. NBN with fibre to the premises is available. Additionally, security cameras are currently installed with recording ability and online access available.

Property Features:

- 5 bedrooms with built-in robes and storage
- 2 bathrooms - bathtub in main bathroom
- Spacious kitchen with plenty of storage
- Electric cooktop/oven, dishwasher
- Generously sized work-from-home spaces
- Fully air-conditioned and ceiling fans
- Security screens and cameras installed
- 5 KW Solar system with 23 panels
- Dual single lock-up garages
- 400m² all-weather parking space
- Easy care established gardens
- Fenced back yard with garden shed
- NBN - Fibre to the premise

Don't miss your opportunity to inspect this unique property. The owners are ready to sell! For Sale - Auction On-site Wednesday 19th June 2024 at 5pm (if not sold prior)

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