

3/17 Advance Place, Sunrise Beach, Qld 4567

Sold House

Friday, 8 September 2023

3/17 Advance Place, Sunrise Beach, Qld 4567

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: House



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\$910,000

Nestled within the serenity of a peaceful cul-de-sac, this exceptional two-storey townhouse unveils a coastal and bush-inspired lifestyle. Boasting 2 bedrooms, 2 bathrooms, 2 spacious living areas, and an automatic lock-up garage, it presents an extraordinary opportunity to immerse yourself in the family-friendly allure of Sunrise Beach. Upon entering through the front door, you will immediately encounter a roomy bedroom featuring a walk-in wardrobe and an ensuite bathroom, offering flat street-level access for easy access. The top level of this abode is adorned with a generously sized open plan living and dining area. At its heart lies the expansive kitchen, boasting an abundance of countertop space and seamlessly opening onto a 5m x 2m balcony perfect for sunset dreaming whilst relishing in front-row views of a breathtaking bush landscape teeming with bird life and tranquillity. A single lock-up garage, thoughtfully designed with ample storage space, graces this level. Importantly, there are no stairs, making it accessible to buyers of all age groups to enter from the street. The property is versatile, catering to new families, executive couples, holidaymakers, investors, retirees, and first-time home buyers alike. The possibilities are boundless. Throughout the property, ceiling fans and split system air conditioning units have been thoughtfully installed. The kitchen has been updated with Bosch appliances, including a dishwasher, and both bathrooms have undergone tasteful renovations. Fresh carpet and new wooden floors await your arrival, along with a fresh coat of paint and new window coverings, all since the commencement of ownership. On the lower level, you'll discover an impressively proportioned additional living space. It can easily double as a games room, kids' activity area, or a perfect teenage retreat/media room. Step outside, and you'll find yourself in the midst of a lush, meticulously maintained private garden and an expansive paved BBQ and patio area. This setting is ideal for outdoor gatherings, whether it's a session of meditation, a wine by the garden's edge, or a Sunday BBQ with friends and family. This level also houses a spacious bedroom and a newly updated bathroom. Here, you'll also find a European laundry, all contributing to the exceptional living experience. Additional storage is conveniently located under the stairs. Strategically positioned, this property offers a golden opportunity for both young families and savvy investors. Just a short 1 km drive or an 8-minute stroll away, the Sunrise Beach Shopping Complex offers a myriad of conveniences, including a medical centre, pharmacy, hair salon, dentist, bottle shop, butcher, bakery, and IGA supermarket. Education is also within easy reach, with Sunshine Beach High School just a leisurely 7-minute walk or a quick 2-minute drive away, Sunshine Beach Primary School is a mere 6-minute walk or 2-minute drive away and St. Thomas More School 4-minute drive away or 7-minute walk from your doorstep. For those yearning for the coastal lifestyle, the renowned Chalet and Co. Café and pristine Sunrise Beach, with its inviting sea and sand, are a mere 3-minute drive from your front door. Noosa's vibrant Hastings Street is less than a 10-minute drive away, and major bus routes are just a few minutes away, providing the opportunity to Savor all the benefits of living in this stunning part of the world. Embrace the essence of coastal living in this charming Sunrise Beach townhouse, where bush land tranquility meets beach side beauty. Some features include: Two bedrooms, both with their own bathroom and living area ideal for separation Air conditioning split systems x 2 Fans to all rooms Modern kitchen and bathrooms Bosch appliances including electric cooktop, oven and dishwasher New carpets and flooring throughout Single auto garage with internal access 2 guest parking spaces available for the complex Internal laundry Only four homes in this boutique complex Large under home storage ideal to put more storage if required Great internal storage Bush backdrop with stunning sunsets Close to shops and beach and great access to all that Sunshine Coast has to offer.