

3 Vaughan Avenue, Maroochydore, Qld 4558



House For Sale

Friday, 16 February 2024

3 Vaughan Avenue, Maroochydore, Qld 4558

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 574 m2

Type: House



Nige Baker

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Auction

Developer, builders/tradies, and investors should act immediately to secure this 574m² parcel of land, on a prime corner block, zoned medium density residential with an older-style split level home renovation-ready to restore and update or remove and rebuild. The home itself is a split level design, and in its hey-day would have had fabulous street appeal, with solid bones and plenty of charm it could be renovated to shine or updated to rent out for income whilst land-banking in this strategic location. Comprising four bedrooms, two bathrooms, two living areas, kitchen, upper balcony, separate laundry, storage room, and double lock up garage, plus solar power and solar hot water – it is family-sized, and the fully fenced block provides plenty of room for outdoor play, and space for a pool and/or alfresco entertaining area. The rumpus room has its own external access and could be ideal as a home office/salon. With two-street frontage and the medium density zoning there is the possibility to build townhouses or a duplex (subject to council approval); or you may want to custom-design your lifestyle masterpiece to live in or property-flip for profit – there are plenty of viable options to consider. Located in central, well-established Maroochydore neighbourhood within walking distance to both the local primary and secondary school plus Stella Maris Catholic school, Sunshine Plaza, and even the vibrant new CBD. Maroochy River is just a five minute drive, it's 10 minutes to stunning patrolled beaches, 12 minutes to the airport, 15 minutes to the university and 20 minutes to major hospitals. This is a deceased estate it has been tightly held for decades – it absolutely **MUST** be sold on or before Auction. There will be enormous interest in this opportunity, so submit your very best offer to secure, and start planning what its next chapter is going to be. Excited? You should be!