

31 Orealla Crescent, Sunrise Beach, Qld 4567



House For Sale

Saturday, 25 November 2023

31 Orealla Crescent, Sunrise Beach, Qld 4567

Bedrooms: 5

Bathrooms: 3

Parkings: 3

Area: 607 m2

Type: House



Peter TeWhata

0423972034

Auction

Hear the sound of waves breaking on the foreshore of Sunrise Beach, admire a peek of the Coral Sea and expansive Noosa Hinterland views, relish the thought of being 2-minutes to toes-in-the-sand and the shimmering waters of Sunrise Beach, while reliving those halcyon days of endless summers. Complementing its beach-side location, the outstanding custom-built contemporary residence is perfectly elevated to optimize space. Double carport, garage and parking for 3 cars, with adjoining space for a large boat or an oversized camper. Let's not forget there are two levels of self contained living if you wish & long wide terraces from which you can see amazing sunrises and sunsets. Custom white gates lead through to the entrance foyer and set the mood as does the on-trend grey, white, and timber coastal palette. These factors continue throughout so no matter the lighting or season, each high-ceilinged space feels special. Upstairs polished wood floors flow through to the generous open-plan kitchen/living/dining space to oversized slide back windows and the adjoining upper deck. Wide sunset views of the Noosa Hinterland are on offer while on the East-side doors open seamlessly to an expansive covered deck directly off the Master bedroom. With salt-tinged air and Coral Sea/ Hinterland views, alfresco entertaining is next level. Along the hallway is the master suite with ocean views, walk in robe and ensuite with stone bench-top, double vanity, shower, and built-in deep bath with glass louvre windows to allow sea breezes in as you soak. An additional bedroom upstairs has a study area, and large walk-in robe. On the lower level is a generously sized bedroom with plantation shutters and robe, full bathroom with stone bench-top and rain-head shower. A generous connecting hallway leads to a fully fitted kitchen, more a teen-retreat or multi-generational suite, as it has a bathroom, two-bedrooms with walk-in robes, and private undercover deck, overlooking the heated magnesium pool/ spa and stunning bushland reserve. "This residence keeps on giving," extols Tom Offermann Real Estate agent Peter TeWhata, who is taking the property to Auction on Sunday 17th December 2023, "and what an outstanding location. Only 2-minutes to catching a wave or taking the dog for a walk on Sunrise Beach, plus your close to walking and cycling tracks, schools, transport links, sporting fields, Noosa Aquatic and Tennis Centres, numerous shopping precincts such as Noosa Junction, also the vibrant Sunshine Beach village." 31 Orealla Crescent Sunrise Beach Bedrooms 5 | Bathrooms 3 | Cars 3 Auction: Sunday 17th Dec 2023 9.30am Facts & Features: • Land Area: 607m² • House Area: 335m² • About: 2-level living; 3 outdoor terraces; high ceilings; aircon/fans; security; garage with wooden flooring • Kitchen: rectangular shaped, stone-topped benches + 2m island/breakfast bar; 6 x burner gas cook-top with 900m oven, Miele dishwasher; Fisher & Paykel dble fridge; butler's pantry with storeroom; dble sink with garbage disposal; gas outlet on upper deck for outdoor cooking • External: custom gates, security system, massive under house storage • Location: close to patrolled beaches, schools, walking and cycling tracks, Sunrise Beach, "Chalet & Co cafe" Noosa Junction, Aquatic Centre, essential services, transport links, sporting clubs incl tennis centre