

# 4 Morilla Place, Yeppoon, Qld 4703

## House For Sale

Wednesday, 29 November 2023

4 Morilla Place, Yeppoon, Qld 4703

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 985 m2**

**Type: House**



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## Offers over \$599,000 considered

Discover the epitome of easy living in this meticulously maintained, lowset rendered home. Boasting an inviting ambiance, this residence offers a perfect blend of style, comfort, and functionality. The addition of the large covered entertaining area adds to the appeal of this entertainer's home. Sitting on an established 985m<sup>2</sup> allotment, in a quiet cul de sac within walking distance to Yeppoon's shops, cafes, restaurants, schools and main beach, this immaculately presented property offers as the ideal investment or owner occupier. Here's what awaits you:

- 3 Generously Sized Bedrooms: Rest easy in spacious bedrooms designed with your comfort in mind. Master bedroom offers ensuite and ample storage with walk in robe and extra built-in robe.
- Air Conditioning Throughout: Stay cool and comfortable year-round with air conditioning throughout the entire home.
- Open Plan Living: Embrace the spaciousness of a large open-plan living area adorned with 9-foot ceilings, creating an atmosphere of openness and light.
- Screens: Includes fly screens, security screens to doors and cyclone shutters to most of the windows.
- Freshly Painted Interior: Step into a fresh and vibrant living space, complemented by new fans and lights that enhance the overall aesthetic.
- New Appliances: Experience the joy of cooking in a modern kitchen equipped with brand new appliances.
- Council Approved Alfresco Dining Area: Entertain guests or unwind in your delightful alfresco dining space – the perfect setting for memorable gatherings. Roller blinds installed for extra comfort. Options for outdoor living/relaxation with second covered entertaining area.
- Elevated with Bush Outlook: Enjoy a serene bush outlook and maximum privacy from your elevated abode and fully fenced and secure backyard.
- Double Garage: Your vehicles are well taken care of in the spacious double garage.
- Garden Shed: Additional storage space for your gardening tools and outdoor equipment.
- Solar Power: Embrace sustainability with solar power, reducing your environmental footprint while saving on energy costs.