

**46 Carrothool Place, Mooloolaba, Qld 4557**



**Sold House**

Tuesday, 15 August 2023

46 Carrothool Place, Mooloolaba, Qld 4557

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 4**

**Area: 892 m2**

**Type: House**



Loren Wimhurst  
0415380222

**\$3,020,000**

This is an exceptional opportunity not to be missed. 46 Carrothool Place is a sophisticated, impeccably renovated home, positioned in the desirable waterways of Mooloolaba. Sitting proudly on a large 892m<sup>2</sup> lot and offering nearly 27m of waterfront, this is the perfect coastal home. Having undergone a substantial renovation, this home is ready for you to appreciate and enjoy. The heart of the home offers expansive open areas, a luxurious fireplace and a sensational designer kitchen with magnificent views over the water. The living and dining reflect an open layout and flow onto the water side alfresco area, making this an ideal home for entertaining. There are 4 generous bedrooms with the master offering beautiful en-suite facilities and water views. The accommodation is completed by a further 3 bedrooms, a stunning family bathroom, a separate family room and a large private study. There is also a designated spacious laundry and internal access to a well-proportioned double lock up garage, with a double carport as a welcome addition. The large in-ground pool and adjacent entertaining zone are located on the northern side of the property, making this a space to enjoy all year round. In time, this area may be one you wish to put your own touches on. On the street side there is also gated and secure access to the property which could potentially be used to park a caravan, boat or trailer. There is ample storage for watercraft to be housed safely at the side of the property and a low-maintenance rear garden overlooking the stunning Mooloolah River. A brand new 8m pontoon and jetty are on order and they are due to be installed shortly. With the bonus of your own boat ramp, it will certainly be easy for the next lucky owners to enjoy the beautiful moments created when living life on these stunning waterways. Overall, this is an elegant home in one of Mooloolaba's most favoured streets. Loren and Richard would highly recommend a private inspection of this stunning home before you miss out. What We Love: • Sophisticated renovation • Low set waterfront home • Suitable off-street parking for caravan • 27m frontage • 8m pontoon and jetty (ETA April) • Fireplace • Large 892m<sup>2</sup> lot • Private from the street • In-ground pool • Ample parking • Close to shops and restaurants • Easy access to all Mooloolaba has to offer