

**47 Lake Vista Drive, Peregian Beach, Qld 4573**

**AMBER WERCHON**

**House For Sale**

Wednesday, 15 May 2024

47 Lake Vista Drive, Peregian Beach, Qld 4573

**Bedrooms: 10**

**Bathrooms: 5**

**Parkings: 9**

**Area: 5533 m2**

**Type: House**



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## CONTACT AGENT

Amber Werchon Property proudly presents to the market, 47 Lake Vista Drive, Peregian Beach. Within a short 15 minute drive to Noosa and 17 minute drive to Maroochydore Airport, this homestead coastal retreat epitomises Noosa country living. Set on 5533m<sup>2</sup> the opportunities this property provides are numerous with several buildings set on a resort style block with commercial grade infrastructure in place. The enormous three level main residence consists of four king size bedrooms, three bathrooms (including two ensuited), a triple garage, three spare rooms (a possible office) and loads of storage under the house. This country style main house features polished timber floors, wide covered timber decking to downstairs rooms, big country timber kitchen with stone benches, air-conditioning and a wood burning heater to ensure year round comfort. The wrap around verandah extends to the large covered alfresco deck overlooking the inground tropical pool with inground spa. The additional buildings which are set at the back of the block and in total privacy are two apartments and industrial shed. The first apartment consists of three bedrooms, main bathroom and open plan kitchen/dinning/lounge and is currently rented generating an income of \$550.00 p/w. The attached second dwelling is also rentable at approximately 450.00 p/w and boasts a kitchenette, bathroom and five rooms that could be used as bedrooms, office space and or storage, all of which are airconditioned. These spaces would be perfect also for the extended family to move into if needed, and it is very private and quite separate from the main home. Lastly, a large shed, which is approximately nine metres by 21 metres, with double doors and two-level office at the rear. • 6KW solar system • 50,000 litre water tank • Solar Hot water • Large Pebblecrete inground pool and spa • Industrial shed • 3 phase power