

5 Coorabin Street, Warana, Qld 4575



House For Sale

Thursday, 21 March 2024

5 Coorabin Street, Warana, Qld 4575

Bedrooms: 4

Bathrooms: 3

Parkings: 3

Area: 570 m2

Type: House



Adam Budd

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Auction

5 COORABIN STREET, WARANA We welcome you to 5 Coorabin Street in Warana, where the sun, sand, seriously stylish living and super-sized storage awaits. Step into your own slice of coastal paradise where this contemporary beach home invites you to embrace the laid-back lifestyle of Warana. Just a stone's throw from the endless white sands beach of Warana, this stunning home offers a perfect blend of comfort, convenience, and beachside serenity. With high ceilings and an abundance of natural light, this beautiful home exudes coastal charm from the moment you step inside. The open-plan kitchen, living, and dining area create a welcoming space for gatherings, while the tropical front yard offers a sweet spot to sip your morning coffee or exchange friendly hellos with your neighbours. The heart of the home, the kitchen, boasts modern quality appliances, gas cooking, walk-in pantry with ample storage, and stone benchtops making meal prep and entertaining a breeze and with the large undercover entertainment area providing the ultimate setting for alfresco dining or relaxed evenings under the stars, you'll find plenty of opportunities to enjoy the coastal breezes and connect with friends and family. With four bedrooms, including a master retreat with ensuite and oversized walk-in-robe, this home caters to everyone from working couples to young families and retirees alike, with triple garaging and off-street hardstand parking for the van, boat, trailer or additional cars. Positioned on a level 570 sqm block framed by beautifully landscaped tropical gardens, this attractive family entertainer epitomises Warana's relaxed indoor/outdoor lifestyle, with stunning inground saltwater pool. Plus, with low maintenance lock up and leave living, with easy access to amenities, including shops, cafes, and pristine beaches, you'll have more time to soak up the sun and enjoy all of the natural beauty that Warana has to offer.

Your Property Features:- Cul De Sac in-front of property, perfect for uninterrupted reversing of a boat or caravan into the property- Ideal North facing backyard; protection from winter southerly winds & sun on the pool all day during winter- Wide frontage 570 sqm block in a sought-after beachside location close to schools, shops and parks- Kitchen boasts modern quality appliances, gas cooking and walk-in pantry- Enjoy the private master bedroom complete with, air conditioning, ensuite and walk-in robe- Plantation shutters, Shadowline cornice, ceiling fans and solar system for the energy conscious - Secure triple drive through garaging with storage racks and off-street hardstand- Perfectly kept gardens wrap around the home to create an oasis-like feel- Relax by the in-ground saltwater pool and soak up the sun's rays (Electric heater pump on pool for swimming all year round)- Light-filled and air-conditioned main living and the dining area draws on outdoor connectivity- Outdoor entertaining area with built-in seating perfect for relaxed gatherings- Dedicated media room offers a cosy and comfortable setting for family movie nights - Low-maintenance living ideal for working couples, young families, or retirees and work from home opportunities- Something for everyone with accessibility to amenities, healthcare, including shops, cafes, and pristine beaches- Conveniently located just 18 minutes' drive from the Sunshine Coast Airport- Perfect proximity to Warana Beach and amenities, and Mooloolaba town centre, offering endless opportunities for coastal adventures

Your Property Investment Figures:- Ready to Move in property.- Rental Appraisal: 980-1050 per week- Rates: Approx \$1,416.35 per half- Water: Approx \$390.26 per quarter

Building reports available from the 26th of March 2024. Whether you're seeking a permanent residence, a holiday retreat, or an investment opportunity, this property offers the perfect balance of tranquillity. 5 Coorabin Street Warana is your ticket to coastal living at its finest. So why wait? Dive into the vibrant coastal lifestyle today and make this beachside beauty your own. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.