

54 Solway Drive, Sunshine Beach, Qld 4567



House For Sale

Tuesday, 9 April 2024

54 Solway Drive, Sunshine Beach, Qld 4567

Bedrooms: 4

Bathrooms: 3

Area: 1099 m2

Type: House



Lauren Chen
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Auction

Is your maxim to encapsulate the art of Sunshine Beach investing and living with a second-to-none location surrounded by the Noosa National Park, and a mere ten minutes to white sand beaches and surf breaks? Thinking also rare and absolute investment opportunity? Now double it. It's all about prime real estate, a site larger-than-most in the near neighbourhood that abuts the Noosa National Park at the rear with koalas in the eucalypts, local bird life on-song, and two dwellings nestled in what could only be perceived as an extension of a flora and fauna-filled park, with meandering pathways.

Blessed to be one of only a handful of sites across Noosa with current Noosa Shire Council's Short Term Letting approval (STA), two dwellings instead of one creates options of how to best run the site for your own specific desires. Live full-time onsite with income from permanent letting or holiday letting generated from other or enjoy a Noosa "lock and leave" that still earns an attractive income in your absence. Dwelling #1: The Woods is a newly renovated 70's beach house which has been designed for guests to have the entire top floor with two bedrooms, one-bathroom, open plan living/dining plus kitchen and undercover terrace. Downstairs the ground floor offers one bedroom and bathroom, living area and a small kitchen to accommodate two extra guests. Dwelling #2: Eh Frame is chocolate box cuteness along the pathway almost hugging the Noosa National Park. The new Canadian-inspired mid-century A-frame has exposed timber beams, and vintage finds part of the unique decor in the open plan living and dining spaces, which open out to a terrace, a wonderful place to have a morning cuppa and commune with nature. The kitchen boasts premium appliances, the bedroom has a built-in robe, the modern bathroom is adjacent, and upstairs is a multi-use loft space. Resident koalas are in the trees and there's a pathway access from doorstep to the Noosa National Park and Alexandria Bay. What a perfect and unique holiday alternative. Both cottages are air-conditioned and have inventory of chattels included, catering to the back-to-back high-end market and many returning guests, generating an attractive return for the existing owners. "This is a second-to-none location and a rare chance to reap rewards two-fold," extols Tom Offermann Real Estate agent Lauren Chen who is taking the property to auction on Friday 3 May 2024. "A transport link is nearby and it's a 5-minute walk to bustling Noosa Junction with vibrant café scene, boutiques, supermarket, cinemas, transit centre and essential services; 25-minutes to Hastings Street, 10-minutes to Sunshine Beach's glistening white sand and popular surf breaks and this is undoubtedly a unique opportunity for a super sage investor. Picture double almost everything and yes you win."