

# 6 Coora Crescent, Currimundi, Qld 4551

## Sold House

Saturday, 16 December 2023



6 Coora Crescent, Currimundi, Qld 4551

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 531 m2

Type: House



Chris Smith

0408005991

## Contact agent

This Currimundi cutie, within walking distance to the surf, the lake, parks, sporting fields, dining, shopping, and local schools - is perfectly positioned to offer beachside convenience where you can catch a wave or wet a line every single day without starting up the car! Across a light-filled single level, the home comprises three bedrooms, two bathrooms, two separate living areas, modern kitchen with breakfast bar, north facing covered timber deck overlooking sundrenched heated pool, separate laundry, rear patio, and side access to a 6mx6m powered double bay shed - on a fully fenced 531sqm block. Long-term owners have recently made significant updates including fresh painting, new vinyl planking flooring throughout, new ceiling fans, and new LED lights. Other features include air-conditioning in master bedroom and main living/dining, security screens on windows and doors, separate bath and shower in family bathroom, 5,000-litre slimline water tank for gardens, and 6.5kW solar power. Low maintenance inside and out, with minimal grass to mow, you can reclaim your weekends and spend more time on (or by) the water, shopping, dining out, playing golf, having a punt at the racetrack, exploring the many natural wonders of the region...or just relaxing at home by the pool with drink in hand and not a care in the world! There are established leafy pandanus trees enhancing the coastal ambience, and there is room in the backyard for children and pets to play safely and securely - plus plenty of nearby parks and playgrounds for them to make new friends; it's a wonderful family-friendly neighbourhood. Currimundi Marketplace with Woolworths and a variety of speciality shops is only 450 metres away, and you can walk/cycle to both Talara Primary College and Currimundi State School; it's 700 metres to Currimundi Lake and 15 minutes' walk to the beach to catch a wave. Did someone say lifestyle? Caloundra CBD is less than 10 minutes' drive, the Sunshine Coast University Hospitals (public and private) are eight-minutes' away, it's 18 minutes to the university, 25 minutes to the local airport, and 65 minutes to Brisbane International Airport...when you are away travelling, this is an easy home to lock and leave securely. Offered to the market for the first time since 2011, this will be snapped up quickly, for all the above reasons! Buy today and get ready for a lifestyle of sunshine, sand, surf, and sangria. ~ Beachside delight - walk to lake, surf, shopping~ 3 bedrooms, 2 bathrooms, 2 living areas~ North facing alfresco decking and pool at front~ New paint, fans, flooring, and LED lighting~ Onsite boat/car parking and side access to shed~ 6.5kW solar power, 5,000 litre water tank RATES: \$2,163 per annum (approx) Quote this reference when enquiring on this property: COOR6 (If this property is being sold by Auction or without a price, a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes.)