

# 63a Pringle Road, Woodwark, Qld 4802



## House For Sale

Saturday, 4 May 2024

63a Pringle Road, Woodwark, Qld 4802

**Bedrooms: 2**

**Bathrooms: 1**

**Area: 4460 m2**

**Type: House**



Brad Sobott  
0748581000

## For Sale

Welcome to the most amazing Shouse in the Whitsundays! Situated on a charming and private 4460sqm block of land, this open-plan class 1a dwelling (10m x 15m) offers an exceptional blend of functionality and Aussie charm to enjoy the coastal lifestyle. Designed to cater for boaties that love the idea of having stylish accommodation and facilities with flare and be under the same roof as your fishing vessel that allows easy preparation for the next mornings seaward adventure in the comfort of your lounge room. Northerlies Bar & Grill is 1km down the road. Currently holds a holiday let permit that provides an attractive income revenue if a sound investment is on your agenda or acts as a terrific start for those wanting a new dwelling to have storage and to live in. (proposed plans available) you have the space around you to build a completely separate home on an already elevated level pad as an additional down the track overlooking the stunning mountain views. Harvest time is here with a banquet of freshly grown tropical fruit right in your backyard the famous Bowen mangoes, bananas, lemons, limes, and mandarins, all well-established trees. Step inside and prepare to be amazed by the distinctive living space where modern convenience meets coastal vibes. Embrace the laid-back lifestyle of the Whitsundays returning to your cosy retreat after a day on the boat, kicking back with a cold one in hand and soaking in the serene surroundings. The features are endless with solar power (5.0 kW) to cut the costs, gas hot water, plenty of water tanks 6 in total, a drilled bore (currently not used), generator switch and 3-phase power. Enjoy year-round comfort with air conditioning throughout the shouse and boasts exceptional insulation, both in its robust walls and ceiling, ensuring unparalleled comfort efficiency and optimal temperature regulation. Stunning polished concrete floors to the spacious open-plan layout, every aspect of this property exudes charm and functionality. At the push of a button open up the 3.7-meter-high roller doors for all your likely belongings but best of all whether planning a weekend getaway or looking for your forever home, this Shouse offers the flexibility and freedom you crave.