

# 654 Eumundi Noosa Road, Doonan, Qld 4562

## Acreage For Sale

Saturday, 11 May 2024

654 Eumundi Noosa Road, Doonan, Qld 4562

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1 m2**

**Type: Acreage**



Tallon Pamerter

0414361901

## Expressions of Interest Closing Wednesday 12 June

Tallon Pamerter from RWC Noosa & Sunshine Coast is pleased to present 654 Eumundi Noosa Road, Doonan to the market for sale. **PROPERTY HIGHLIGHTS** • 3 bedroom home in Noosa Hinterland • Large 10,341m<sup>2</sup>\* flat and level block • Great potential for commercial uplift or home business This charming 3 bedroom home has all the key ingredients for a buyer looking for the perfect blend of residential living with the added uplift of running a business on the same property. Set on a flat and generous 10,341m<sup>2</sup>\* parcel of land, the property benefits from its exposure to Eumundi Noosa Rd, and very close proximity to the Sunshine Motorway, making logistics and access to the greater Sunshine Coast a breeze. Privately positioned at the rear of the property, the residence's elevated living areas feature large glass windows and doors opening out to an expansive deck area, which overlooks a natural water feature and beautiful natural landscape. The large shed provides parking for up to 4 cars, or additional storage options. A second building in the middle of property is currently operating as a local music business and comprises 3 fully air-conditioned rooms and an entry area. This could easily be converted into an office or another business use. It has its own parking for convenience and is separate from the residential home. **PROPERTY FEATURES** • Charming 3 bedroom home situated in the beautiful Noosa Hinterland • Added opportunity to run a business or create further commercial uplift • Proximity to Sunshine Motorway for excellent access and logistics • Frontage and exposure onto Eumundi Noosa Road • Option for multiple income streams • Flat, well maintained block, over 1 hectare\* in size • Beautiful natural surrounds including a large water feature • Large shed suitable for 4 car garage and additional storage • Ideal for buyers looking for the perfect scenario of both living and running their business from the same location • Neighbouring properties include MCU's for industrial, petrol station, retail and other valuable commercial uses • 'The Doonan', a very popular Sunshine Coast attraction, is located only 3 minutes\* drive down the road The property is for sale by Expressions of Interest closing at 4pm on Wednesday 12 June 2024. For more information or to arrange a viewing, please contact Tallon Pamerter. Our team is strategically located in offices across the Sunshine Coast to service your commercial property sales and leasing needs. Offices in NOOSA, MAROOCHYDORE & CALOUNDRA\* Approx.