

# 69 Podargus Parade, Peregian Beach, Qld 4573

## House For Sale

Monday, 11 December 2023



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**Bedrooms:** 4

**Bathrooms:** 2

**Parkings:** 3

**Area:** 1200 m2

**Type:** House



Tracy Russell  
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## Auction

Calling aficionados of the early 80's architecture and renovators – you are going to fall in love with this charming architecturally designed and solidly built 510m<sup>2</sup> double storey residence, exuding the wonderful warmth and character of its era, as well as providing clear potential to reimagine and value-add on this huge 1200m<sup>2</sup> double block backing onto national park. What an opportunity! Greeted at entry by a floor to ceiling 7-metre glass void setting the tone for what is quite the step back in time, you cannot help but fall more than a little in love with this faded beauty, which can be cosmetically enhanced and transformed into an absolute stunner once again. Backing directly onto the national park, the outlook is breathtaking, with glorious sunsets a daily highlight, an abundance of wildlife and birdlife reminding you of your close proximity to nature, and the leafy, established garden creates shade, provides pops of greenery and colour, and enhances privacy. A well-designed floor plan facilitates excellent separation of living as well as providing versatile options – there is a 7.3m x 3.3m studio/multi-purpose room with its own external entry that could suit guest accommodation or work-from-home; and there is also the possibility of creating dual living for the extended family. All the features that make this vintage increasingly adored, very much starting to come back into vogue – including slate flooring, internal brick walls, sash windows, skylight, and raked timber lined ceilings are present; and there is a cosy fireplace to keep you warm in winter, plus fans and air-conditioning (plus the in ground pool) to keep you cool in summer; it's very much a home for all seasons. Whether purchasing to renovate/reimagine or even rebuild, blocks of this size are rarer than unicorns; and with its resplendent national park backdrop, you cannot overcapitalise, whatever you choose to do. Tightly held for over 20+ years, and once occupied by the home's builder himself, this is a home with an interesting narrative and an exciting future. Tucked away in leafy, well established residential street with neighbourhood traffic only, just an 8-minute walk via a walking track to the beach, and only a few minutes' drive to the village hub with boutique dining, retail, surf club, IGA, tavern, bimonthly markets and more... it's truly the best of both worlds, national park to ocean. "This is such an interesting residence; it has a history, a heart and soul, and is one of those properties with a strong charisma and personality; although a little tired, it has exceptional potential and I personally cannot wait to see what its next chapter holds," remarks Tom Offermann Real Estate agent Tracy Russell.