

**71 Marina Drive, Bushland Beach, Qld 4818**



**House For Sale**

Wednesday, 24 April 2024

71 Marina Drive, Bushland Beach, Qld 4818

**Bedrooms: 4**

**Bathrooms: 2**

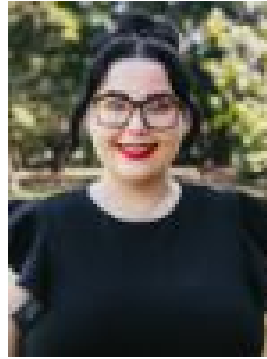
**Parkings: 2**

**Area: 1760 m2**

**Type: House**



Ben Waugh  
0487730456



Monet Griffin  
0403307623

## Offers Over \$649,000

Welcome to 71 Marina Drive, Bushland Beach! This remarkable property offers a spacious and comfortable living environment, perfect for those seeking a relaxed coastal lifestyle. Situated on a generous land size of 1760sqm, this four-bedroom, two-bathroom home is packed with desirable features. Upon entering the property, you'll be captivated by the elegant design and thoughtful layout. Each of the four bedrooms is generously proportioned, offering ample space for rest and relaxation. The main bathroom features a convenient Jack and Jill configuration, providing easy access from one of the bedrooms, also enhanced with its own patio. The main bedroom boasts a hidden ensuite, ensuring privacy and convenience for its occupants. Inside the home, a versatile office/storage room is available, ideal for those who work from home or require additional storage space. The tall ceilings add a sense of grandeur and spaciousness, enhancing the overall ambiance of the property. Your comfort is ensured with air conditioning and fans throughout the home, allowing for a pleasant living environment year-round. One of the standout features of this property is the abundance of storage and parking options. At the front, a three-bay shed provides ample space for vehicles and storage needs, while a two-bay shed at the back offers further flexibility. Additionally, a lawn locker is available to accommodate your gardening equipment and outdoor essentials. When it's time to unwind, you'll love the inviting pool and the large outdoor entertaining area. Whether you're hosting a barbecue or simply enjoying a quiet evening by the poolside, this space provides the perfect setting for outdoor enjoyment. Privacy is paramount, and this property delivers. A large raised established garden in the front provides a natural screen, offering both seclusion and beauty to the house and block. Your property:

- Expansive 1760sqm land size perfect for outdoor activities and future expansion.
- Four spacious bedrooms offering ample room for relaxation and personalization.
- Jack and Jill bathroom configuration for convenient access from multiple bedrooms.
- Main bedroom with hidden ensuite for added privacy and luxury.
- Three-bay shed at the front and two-bay shed at the back, providing ample storage and parking space.
- Lawn locker available for additional storage needs.
- Inviting pool for refreshing dips and outdoor enjoyment.
- Office/storage room for versatile use and organization.
- Air conditioning and fans throughout for year-round comfort.
- Side access to the backyard for easy vehicle entry.
- Large raised established garden ensuring privacy and tranquility.

Your Investment:

- Currently owner occupied
- Rental appraisal: \$750-800 per week
- Gross potential yield of 6.41%

Conveniently located close to boat ramps, this property is a dream for boating enthusiasts, providing easy access to the water for fishing, boating, or leisurely days on the waves. Furthermore, its proximity to the beach allows you to embrace the coastal lifestyle and enjoy the sun, sand, and outdoor activities with ease. Don't miss this fantastic opportunity to own a remarkable property in the sought-after location of Bushland Beach. To arrange a viewing or for further information, please contact Team Waugh, represented by Ben Waugh at 0487 730 456 and Monet Griffin at 0403 307 623. They will be delighted to assist you in exploring this coastal oasis. Contact them today and experience the charm of 71 Marina Drive, Bushland Beach for yourself.