

**71 Murphy Street, Point Vernon, Qld 4655**

**PRIME**AGENTS

**House For Sale**

Wednesday, 17 January 2024

71 Murphy Street, Point Vernon, Qld 4655

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 8**

**Area: 814 m2**

**Type: House**



Don Bryant

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## Offers over \$625,000 considered

When position matters, you can't go wrong with this fully renovated home. Set in a great location this home is just a short distance to the heart of Hervey Bay, the Golf Club, boat ramps and the beach. Easy walk to the Esplanade and the Brew & View Café. Nestled on an 814m<sup>2</sup> near-level and privately fenced block, this fully renovated home boasts high ceilings and a fresh coat of paint. The stylish kitchen features a pantry, dishwasher, and an island bench, overlooking the air-conditioned living area. Enjoy seamless indoor-outdoor living with the living area opening onto a verandah, perfect for entertaining. The home is surrounded by a large wraparound verandah on the front and side. Additional amenities include a new 8m x 5m shed with a 3m x 3m roller door, a massive 12m x 6.7m carport, and a separate powered shed (4m x 7m) for the workshop. With easy access to front and rear yards through double gates, guaranteed sea breezes, and proximity to the ocean, this property also features solar panels and security screens for added convenience. Close to the beach, public and private hospitals as well as the Stockland Shopping Centre, with walking distance to two local convenience stores, doctors and 2 boat ramps. Schools and University nearby. This great beach home is priced to sell quickly so be quick to inspect!

Featuring:

- 814m<sup>2</sup> near level and privately fenced block
- Fully renovated with high ceilings & freshly painted
- Stylish kitchen with pantry, dishwasher & island bench
- Kitchen overlooking airconditioned living area
- Living area opening onto
- Large verandah on the front and side of the home
- New 8m x 5m shed with 3m x 3m roller door
- Massive 12m x 6.7m carport for all the toys
- Separate 4m x 7m powered shed for the workshop
- Easy access to front and rear yards with double gates room for the van
- Guaranteed sea breezes, close to the ocean
- Solar panels and security screens