

**74 Alexandra Parade, Wamuran, Qld 4512**

**Coronis**

**House For Sale**

Wednesday, 15 May 2024

74 Alexandra Parade, Wamuran, Qld 4512

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 6**

**Area: 3030 m2**

**Type: House**



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## For Sale

Welcome to this charming dual living property nestled in the serene neighbourhood of Wamuran. Boasting a spacious 3030m<sup>2</sup> block, this property offers ample space for comfortable living and entertaining, making it an ideal retreat for families or those seeking a peaceful lifestyle.

**Key Features:**

- Dual Living Setup:** This property features two separate living spaces, offering flexibility and privacy for extended families, guests, or rental opportunities. The second Dwelling consists of 1 Bedroom, 2 way Bathroom and Laundry.
- Main Residence:** The main residence comprises 4 bedrooms and 1 bathrooms, providing generous accommodation for a large family.
- Outdoor Entertainment Area:** Enjoy outdoor gatherings and alfresco dining in the expansive outdoor entertainment area. Perfect for hosting barbecues or relaxing with family and friends amidst the tranquil surroundings.
- Solar Panels:** Embrace sustainable living with the inclusion of solar panels, reducing energy costs and environmental impact.
- New Roof:** A newly installed roof ensures durability and peace of mind for years to come, protecting your investment and adding value to the property.
- Rendered Finish:** The property boasts a modern rendered finish, enhancing its aesthetic appeal and curb appeal.
- Separate Shed:** A separate shed provides additional storage space for tools, equipment, or recreational items, keeping the main residence clutter-free.
- Rear Access:** Convenient rear access allows for easy entry and exit, accommodating vehicles, trailers, or boats with ease.
- Water Tanks:** Rainwater harvesting is made easy with the presence of water tanks, promoting sustainable water usage for gardening or household needs.
- Open Garden Area:** Explore the lush open garden area, perfect for gardening enthusiasts or simply for enjoying the beauty of nature.

**Location:** Situated in the picturesque suburb of Wamuran, residents enjoy a peaceful lifestyle surrounded by natural beauty while still being within easy reach of essential amenities. With schools, shops, parks, and recreational facilities nearby, this property offers both convenience and tranquillity.

**Conclusion:** With its spacious layout, dual living setup, and array of desirable features including solar panels, outdoor entertainment area, and separate shed, this property in Wamuran presents a rare opportunity for comfortable and sustainable living. Whether you're looking for a family home with room to grow or an investment with rental potential, this property ticks all the boxes for modern living in a serene setting. Don't miss your chance to make this your new home!

Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.

Air-conditioning  
Seperate Dwelling  
Garage  
water tanks