

8 Rose Street, Shelly Beach, Qld 4551



Sold House

Saturday, 3 February 2024

8 Rose Street, Shelly Beach, Qld 4551

Bedrooms: 2

Bathrooms: 2

Parkings: 3

Area: 670 m2

Type: House



Yianni J. Mooney

0420300977

\$1,635,000

Yianni Mooney Property proudly presents to the market 8 Rose Street, Shelly Beach. Nestled in the heart of arguably one of the most prized seaside enclaves of the Sunshine Coast, this charming 1950's beachside home has been beautifully and lovingly restored to capture the essence of living in a simpler time. With two bedrooms and two bathrooms, this is the ideal opportunity for those looking for a unique beach house to call home. Perfectly positioned on an elevated 670sqm parcel with ocean glimpses over Shelly Beach, the north-easterly aspect ensures the home captures cooling sea breezes. The back yard is blessed with mature gardens and shading trees and is a perfect place to relax and enjoy with the family at the end of a busy day at the beach. The large double carport and much more complete this amazing beachside offering. Value add to the current holding - there is even ample room on the block to maintain the existing premises and potentially build a second dwelling (STCA) - perfect to use as a weekender or as a dedicated granny flat. The Shelly Beach lifestyle is all about endless summer days, early morning swims, long Sunday brunches, the beach and of course, the surf. Be mesmerised by the continuous soft sound of waves, lulling you into nurturing slumber, offering revitalisation and calm. Rise early to bask in the golden rays of a magnificent sunrise or embark on a leisurely morning walk toward Shelly Beach just moments from your front door. A flat leisurely pathway walk ensures quick, easy access to the vibrant local coffee shop and giftwares, with pet friendly outdoor undercover seating and a post box. A little further east takes you along the wide pathways to Shelly Beach, or for the adventurous, journey to the north towards Moffat Beach or south to Kings Beach. Whether enjoying a relaxing stroll or investing in an exercise routine, the options are yours, with the added benefit of rejuvenating sea breezes. Evenings are a delight along the beach, offering magical twilight strolls round toward King's Beach with an exciting array of ocean-front dining experiences. If location and lifestyle are important to you, then do not let this opportunity pass you by. What we love about the property:- Prized Shelly Beach location- Lovingly restored 1950's beach house - original features preserved- Large 670sqm elevated parcel- Potential to build second dwelling (STCA)- Quiet street - ocean glimpses- Brand new air-conditioning in bedrooms & living area- Two bedrooms with brand new carpet & built-ins- One sunroom which could easily be used as additional room- Extra office/room downstairs- Main bathroom with shower, bath & toilet upstairs- Second bathroom with shower & separate toilet room downstairs- Separate lounge and dining room- New ceiling fans in bedrooms and kitchen - polished timber floors- Brand new freestanding electric upright stove- Ample storage underneath the home for surfboards or bikes- Fully fenced yard - double carport- Additional single garage underneath the house- Fully fenced level manicured yard - side access for trailer or caravan- Shaded outdoor area for entertaining- OLR Church within just a short walk- 200m* to pristine Shelly Beach- Moments to local shops and public transport- Walk to Moffat Beach, cafes and restaurants- Close to Caloundra CBD and patrolled beaches- 15 minutes* to Sunshine Coast University Hospital- 20 minutes* to Sunshine Coast University- 30 minutes* to Maroochydore Airport- 90 minutes* to Brisbane International Airport Should you require any further information, please call Yianni on 0420 300 977 *approximately DISCLAIMER: Whilst every effort has been made to ensure the accuracy of information contained about this property, it does not constitute any warranty or representation by the vendor or agent. All information contained herein is gathered from sources we consider to be reliable. All interested parties must solely rely on their own inspections, enquiries and searches with all relevant authorities.