

**9 Gloria Street, Maroochydore, QLD, 4558**

**Sold House**

Friday, 28 April 2023

**McGrath**

9 Gloria Street, Maroochydore, QLD, 4558

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



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## Coastal convenience with massive potential

Positioned on a prime 756sqm, this single-level home presents an enviable opportunity to capitalise in the popular Maroochy Beachside enclave. On the market for the first time in over 30 years, it is ready for occupation whilst providing an exciting chance to update and transform into the ultimate beachy haven with coastal convenience. Nestled against community parkland, it is just 150m to the emerging Maroochydore CBD, and within walking distance to local shops, Sunshine Plaza, Cotton Tree, river and beautiful beaches.

- Brilliant opportunity to capitalise in this popular locale
- Sizeable, level 756sqm parcel in quiet cul-de-sac
- Original timber floors across living/dining/kitchen area
- Separate carpeted family room, security screens throughout
- Well-presented kitchen with adjoining dining space
- Master bedroom with built-ins, carpet and ceiling fan
- Further two bedrooms with built-ins and carpet
- Neat bathroom with bath, separate w/c, large laundry room
- Generous, level backyard with covered patio, fully fenced
- Separate garage plus storage space, side access to backyard
- Set against community park, stroll to local IGA and shops
- Within proximity to beaches, shops, dining, river and amenities
- Just 150m to Maroochydore's new innovative, vibrant city centre
- Investment opportunity, potential for future development (STCA)