

**9 Tingira Street, Palm Beach, Qld 4221**



**Sold House**

Friday, 18 August 2023

9 Tingira Street, Palm Beach, Qld 4221

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



David Lonie  
0755344033

**\$1,500,000**

The world of Real Estate is always about timing and the timing to secure your piece of Palm Beach is perfect as the sellers of this beautiful beach house have NOW PURCHASED! They are now seeking any offers of interest to move onto their next opportunity smoothly. Perfectly positioned, a flat stroll to all that Palm Beach beachfront. Walk to the most beautiful beaches, surf the beachfront, or simply stroll and enjoy the local cafes, boutique stores, restaurants and markets that this lifestyle offers you. Also Features - Partially renovated 4 bedroom, 2 bathroom home, positioned on a large flat 539m<sup>2</sup> block.- Boasting 17.8m frontage with there is plenty of room for the new extension, addition of a swimming pool if desired and outdoor entertaining or simply retain and enjoy as it is - The large front & rear yards are fully fenced for the kids & pets to enjoy- Previously tenanted at \$1000 per week. We have current tenants ready to occupy. - New 10.5kw solar system with the option to remove and reuse post build or Reno- Recent roof restoration & new guttering complete this neat and tidy beach house. - Potential for new build, renovation or extension to take full advantage of the large block (STCA) Contact us for the render pictures for renovation options. - Recently completed master & ensuite with separate access. Great potential for dual living or air bnb(STCA) - Flat walk to the white sands & crystal clear waters of Palm Beach - Canal access at the end of the street for kayaking, paddle boarding or fishing - Short walking distance to local primary school & positioned within the PBC High school catchment. - Freshly painted, newly tiled flooring & recently upgraded air conditioning units, ceiling fans throughout make this a comfortable home to live in while you renovate, redesign or simply Relax and Enjoy! - Homes this side of Mallowa waterway walking distance to the beach are rarely available to the public market. Palm Beach is gated by two still water estuaries, Tallebudgera and Currumbin. It is known for its laid back beach vibe, surfing locations and local village atmosphere. We look forward to showing you this wonderful opportunity.

Disclaimer: All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.