

**94 Wattle Street, Point Vernon, Qld 4655**

**PRIME**AGENTS

**Sold House**

Saturday, 9 March 2024

94 Wattle Street, Point Vernon, Qld 4655

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 600 m2**

**Type: House**



Ash Heckels

**\$615,000**

Welcome to 94 Wattle Street – where your easy Point Vernon lifestyle awaits. With the potential to add to your investment portfolio, a perfect family home, or an easy downsizing opportunity – this home ticks a lot of boxes and then some. With 4 bedrooms, complete with built-ins, plus walk-in robe and ensuite to main bedroom, 2 separate living areas plus a great undercover entertaining area, you will find plenty of space to enjoy. The separate living room at the front of the house allows for room to grow as a family and with air-conditioning throughout, you will be comfortable all year round. The outdoor area of this property is perfect for hosting friends and family. With plenty of trees creating privacy and shade, there is still room to enjoy. The solar panels, water tank, and garden shed make this property both environmentally friendly and practical. Located in a quiet street, this property is close to the beach and boat ramp, making it perfect for those who love to swim, fish, or simply enjoy the outdoors. The area is highly sought after, with easy access to the Esplanade, parks, schools, sporting facilities, medical precinct, and the centre of town. This property is a must-see for anyone looking for a comfortable, convenient, and stylish living space in Point Vernon – contact Ash Heckels from Prime Agents to arrange a private inspection today. Features:

- 4 bedrooms, 3 with built-ins
- Walk-in robe plus ensuite to main bedroom
- Central modern kitchen opening onto dining/living area
- Separate living room
- Air-conditioning and ceiling fans throughout
- Enclosed outdoor entertaining area
- Full fenced, easy maintenance backyard
- Solar panels and rain water tank
- Great quiet location