

**99 Malvern Drive, Moore Park Beach, Qld 4670**



**Sold House**

Wednesday, 15 November 2023

99 Malvern Drive, Moore Park Beach, Qld 4670

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1628 m2**

**Type: House**



Tania Bunyan

**\$535,000**

99 MALVERN DRIVE, MOORE PARK BEACH - Exclusively Listed by Tania Bunyan from R&W. This fantastic 4-bedroom brick family home with BRAND NEW CARPET in bedrooms and living room is located in the Majestic Palms Estate at Moore Park Beach, close to the Primary school and 19 km sandy Beach and a short 6 minute drive to the local shopping centre, tavern, bowls club and other local amenities. There is nothing to do here but move on in and enjoy the lifestyle! Situated on a large 1628m<sup>2</sup> allotment 2 minutes from the beach and backing onto a state reserve and wetlands with an abundance of trees and a huge variety of birdlife, you can have the best of both a sea change and tree change! There's plenty of room to build sheds to store the boat and caravan, plant some fruit trees, put in a veggie patch, and run some chooks. The yard is fully fenced for kids and pets with pedestrian side access and room for vehicle access if required. You can't go wrong with a brick home on a concrete slab, keeping maintenance to a minimum and built to last. Internally the property offers;

- 4 bedrooms with the main bedroom featuring walk in robe, ensuite, and sliding door external access.
- 3 bedrooms have built in wardrobes
- Wide entry foyer
- Huge living room with sliding door access to undercover outdoor entertaining area.
- Large kitchen with kitchen island with breakfast bar, dishwasher, electric oven, hob and extractor fan, large pantry and ample cupboards and bench space.
- Family room with sliding door access to undercover outdoor entertaining area
- Main bathroom with bath, shower and vanity
- Separate toilet
- 2 car garage with remote controlled door and internal access
- Laundry in garage

Other Internal Features;

- Split system Air-Conditioning in living room and family room.
- Ceiling fans throughout
- BRAND NEW CARPET and underlay in all bedrooms and main living room.
- Tiled kitchen, family room and entry
- Neutral colour scheme throughout
- Easy to maintain vertical blinds throughout
- Lots of natural light and cool breezes

External Features;

- Lot Size - 1628m<sup>2</sup>
- Brick home on concrete slab with colourbond roof
- Undercover outdoor entertaining area
- Fully fenced
- Backs onto state reserve with no back neighbours
- Septic

Moore Park Beach is a thriving coastal community with 19 km of golden sandy beach. The northern end of the beach has four-wheel driving access to fishing, crabbing, and camping and the southern end is a popular swimming area with seasonal patrols by the Moore Park Beach Surf Lifesaving Club. Moore Park Beach maintains a natural environment with an abundance of wildlife including birds, kangaroos and the beach is a nesting site for loggerhead sea turtles in the summer months. Moore Park Beach also offers all the essential amenities such as a shopping village with IGA supermarket, chemist, takeaway shops, bakery, modern primary school and clubs such as Moore Park Beach Tavern and the Bowls Club. It is a 20-minute drive to Bundaberg CBD or 50-minute flight to Brisbane. This is the ultimate in Moore Park Beach living! Don't Delay! Call today! Contact Tania Bunyan on Mobile: 0488 918588 or by email: [tania.bunyan@randw.com.au](mailto:tania.bunyan@randw.com.au) to arrange an inspection today.