

**389 Paynters Creek Rd, Rosemount, QLD, 4560**

**AMBER WERCHON**

**House For Sale**

Thursday, 5 September 2024

389 Paynters Creek Rd, Rosemount, QLD, 4560

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 4**

**Type: House**



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## Charming Dual-Living Character Home on 2 Acres

Amber Werchon Property presents the newly built residence at 389 Paynters Creek Road in beautiful Rosemount. Offering a unique blend of luxury, functionality, and natural splendor. This exceptional property, set on an expansive 6,967 square metre (almost 2 acres) lot, provides an idyllic setting where modern living meets serene countryside.

From the moment you wake up, you'll be greeted by ever-changing, picture-perfect views of rolling hills, all while enjoying the peace and quiet of a nature-rich location that remains conveniently close to essential amenities. The property's design thoughtfully embraces its natural surroundings, retaining the charm of its original cottage features while introducing sophisticated, custom-built elements.

As you arrive at the property you are greeted by a tree lined driveway before arriving at the stunning brand-new 2024 residence, meticulously crafted to offer both elegance and functionality. This contemporary home features three generously sized bedrooms and two luxurious bathrooms, designed with high-end finishes that exude sophistication. At the heart of the home lies an expansive designer kitchen, complete with a sleek butler's pantry, perfect for culinary enthusiasts and entertaining guests. The kitchen's modern aesthetics and top-of-the-line appliances seamlessly blend with the home's open layout. Complementing these features is an extra-large double car garage, providing ample space for vehicles and additional storage. Every element of this property reflects a commitment to quality and style, making it a true gem in modern living.

The adjoining charming cottage, featuring three cozy bedrooms and one well-appointed bathroom, offers versatile living options for various needs. With an additional kitchen, it's perfectly suited to serve as a lucrative source of extra income, whether as a granny flat, Airbnb, or guest accommodation. Its inviting character and functional layout make it an ideal space for hosting visitors or generating rental revenue, combining comfort and practicality in a delightful package.

One of the standout features of this property is the connecting breezeway deck, a serene space that captures the morning sun in winter and cool breezes in summer. This area has become a cherished meeting point, providing a peaceful retreat where you can start your day in tranquility.

The land's diverse spaces are complemented by a salt magnesium pool that seamlessly integrates with the natural landscape. Surrounded by beautiful native plantings, this area reflects a commitment to maintaining a harmonious community. The property's careful cultivation, in collaboration with neighbors, fosters a caring environment for both people and the land.

Convenience is a key aspect of this location. With supermarkets and Erbachers nearby, daily necessities are within easy reach. Excellent schools in Forest Glen, the local airport, Maroochydore city, and nearby beaches and river walks are all accessible within a 12-minute drive. This balance of proximity to amenities and the peacefulness of the property enhances the quality of life, making it ideal for a multi-generational family with varied needs.

For those who entertain or have visitors, the property offers exceptional flexibility. The local airport facilitates easy travel for interstate guests, with door-to-door pick-up options available. Accommodations are plentiful, with two separate homes on the property providing ample space for guests or extended family. Additionally, there is potential to expand by another 90m<sup>2</sup>, offering long-term revenue opportunities if desired.

In summary, 389 Paynters Creek Road is more than just a home; it's a sanctuary that combines luxury with practicality, offering a perfect blend of seclusion, elegance, and convenience. Welcome to your new family haven, where every detail has been thoughtfully designed to enhance your lifestyle.

L Werchon Pty Ltd & Beyond the future Pty Ltd in conjunction with Amber Werchon Property Pty Ltd.