

**64 Reflection Crescent, Birtinya, Qld 4575**



**House For Sale**

Thursday, 30 May 2024

64 Reflection Crescent, Birtinya, Qld 4575

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 300 m2**

**Type: House**



**Brent Higgins**

0754443455

## Forthcoming Auction

\* Additional photos to come! \* This fabulous home offers the perfect waterfront lifestyle with modern, light coloured finishes and a fantastic poolside outdoor entertaining area perfectly backdropped by water. An abundance of windows fill the living space with natural light and gentle breezes. Surrounded by prestigious homes, this property features 5 bedrooms plus study nook, two bathrooms, powder room for guests, two living areas, double garage, ceiling fans, air conditioning, high speed NBN connection and a cul de sac position. Things We Love: • Key positioned North facing waterfront • Amazing canal position in the sought after suburb of Birtinya • Entertaining family and friends is easy with the sparkling inground swimming pool and undercover outdoor living • Fabulous open plan design with the living and study downstairs and the 5 bedrooms upstairs • Separate rumpus/lounge room upstairs • Master bedroom with walk in robe and ensuite • All 5 bedrooms have robes • Easy care tropical gardens and courtyards creating a great indoor/outdoor synergy • Breakfast counter kitchen with walk in pantry/laundry combo flowing directly onto the outdoor alfresco area and sparkling in-ground pool • Air conditioning and fans throughout • In close proximity to Sunshine Coast's best Public and Private Schools • Close proximity to the Sunshine Coast beaches • Walking distance to the Sunshine Coast hospital • Close to the newly opened shopping, café and restaurant area • Endless walking and bike tracks at your doorstep, along with canals for kayaking New Carpet to be installed prior to Auction Recently vacated to prepare for sale the home is ready for you to move straight in and enjoy the best of Birtinya lifestyle. Offered to auction the seller will consider offers prior to auction to accommodate quicker access to meet your needs.