

**7 Catalina Court, Booral, QLD, 4655**



**House For Sale**

Sunday, 8 September 2024

7 Catalina Court, Booral, QLD, 4655

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 6**

**Type: House**



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## Executive Family Home on 2005m2 - Water Views

### WELCOME HOME

Presenting to the market for the very first time since its construction - 7 Catalina Court, Booral. This property has extremely high quality finishes and all the extras throughout that you would expect with this style of home.

From the moment you walk through the main entrance you will be captivated by the attractive entry, beautiful entrance, high ceilings & the abundance of modern and highly desirable features.

A large executive style home that hosts four large bedrooms & two bathrooms, spacious media room, open plan living and dining with spectacular soaring high ceilings, the striking gourmet kitchen has been designed without compromise with an expansive island bench emphasizing so much on space & storage, also featuring a huge butlers pantry, dishwasher & quality appliances.

Step outside to your own private oasis complete with a swimming pool, huge covered outdoor entertaining, landscaped gardens, double shed, carport and picturesque views of Fraser Island. This property is the perfect blend of indoor and outdoor living, offering plenty of space for relaxation and enjoyment in a whisper quiet suburb, while still being close to all amenities.

7 Catalina Court allows you to enjoy the perfect combination of family-friendly suburb living, with the relaxed coastal lifestyle Hervey Bay is famous for, before you make a move on any other property make sure you take a look at this property first!

#### Features:

- Four bedroom family home
- Main bedroom includes en-suite, outdoor access and spacious WIR
- Three additional bedrooms with built in wardrobes and ceiling fans
- Main bathroom with shower and bath, separate toilet and sink
- Kitchen with butlers pantry, dishwasher, quality appliances
- Large open plan living and dining
- Media room
- Study nook
- Internal laundry
- High ceilings (2.550m)
- Ducted air conditioning 6 zones
- Dimmer lights throughout
- Remote ceiling fans
- Security cameras
- Outdoor covered entertaining
- Pool 9m x 4.4 m
- Solar System generates 13.28kw with 2 x 5kwh inverters with 32 panels
- Shed 6m x 15m with 9m enclosed
- Landscaped gardens
- Situated in a quiet and very sought after location
- 2005m2 fully fenced and elevated allotment
- Fraser Island and water views
- 20 minutes from Hervey Bay CBD

All it takes is one inspection and you'll fall in love - arrange yours today!

For more information, or a private viewing contact Jacob Cullen.