



Banora Point, 23 Dundee Drive

SOLD BY PAUL SHEEHAN

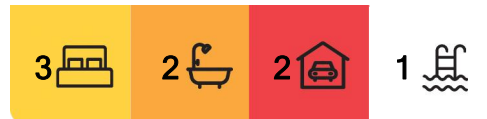
I am thrilled to have the privilege of presenting this family entertainer to you. The vendors have spent year's getting it ready for themselves and now they have to reluctantly move on for work and family commitments.

Here are just some of the many benefits that await the astute purchaser:

- New inground sparkling saltwater swimming pool with sandstone tiling
- Renovated rear deck with glass balustrades stratco cooldek 75 mm flyover LED downlights and ceiling fan not only entertain but to marvel at your new surrounds
- Ultra modern chef-style kitchen including large island bench, long breakfast bar, hanging pendant lights, dishwasher, electric cook top, rangehood large pantry, stainless steel oven, microwave nook, wide soft close drawers, double sink, tiled splash back, double door fridge area with plenty of bench and cupboard space
- Spacious light filled master bedroom with stunning renovated ensuite, including double sink vanity, quarter turn taps, double shower heads, beautifully tiled from floor to ceiling,



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



For Sale
\$1,245,000 - \$1,350,000

View
ljhooker.com.au/KK2HEZ

Contact
Paul Sheehan
0438 196 966
paul@ljhookerct.com.au

LJ Hooker Coolangatta | Tweed
(07) 5536 5577

light filled mirrors walk-in robe, new split system A/C, ceiling fan and privacy blind for added comfort

- Main bathroom with separate bath, separate shower with double shower head, single vanity with light filled mirror, extra wide drawers, floor to ceiling tiling and toilet
- Recently renovated open plan lounge, dining and kitchen with ducted A/C and ceiling fan, modern flooring leading out to the cover patio area for entertaining
- Additional 2 bedrooms are larger than normal with built-in robes, new split system air conditioning and ceiling fans
- New carpet, floating flooring, blinds, curtains, ceiling fans, LED lighting throughout the home
- Concrete slab to put a Bali Hut on should you choose to?
- Internal laundry with large linen cupboard and easy access to the clothesline
- Front and rear decks perfect for entertaining and absorbing the views
- Remote double lock-up garage with access to the covered storage area
- There is side access if you need to store boats, trailers, vans etc.
- 22 solar panels to help reduce power bills
- Solar hot water
- Separate toilet convenient when family and friends visit
- Two large linen presses
- Roller shutters on some of the windows

Walk 500 metres to IGA, Post office, Bakery, Bottle shop, café Thai, Indian food etc

- 3 minutes to Club Banora and shopping centre
- 4 minutes to Bunnings, Harvey Norman and other specialty shops
- 6 minutes to the boat ramp on Dry Dock Road
- 7 minutes to Tweed City Shopping Centre
- 12 Minute drive to the Gold Coast International Airport and Coolangatta
- 35 Minutes drive to Surfers Paradise
- 45 Minutes drive to Byron Bay
- 90 Minutes drive to Brisbane
- Council Rates \$2957.60 pa (approx)

- Rental appraisal \$980-\$1050 pw (approx)

There is so much on offer with this stunning home, you will simply have to come and take a look for yourselves.

Feel free to come to the scheduled open homes or call for a private inspection (qualified buyers only), properties of this calibre, and in this street do not last long.

- * PLEASE LEAVE YOU NAME AND PHONE NUMBER WHEN MAKING ANY ENQUIRY
- * THERE IS A VIRTUAL TOUR AVAILABLE ON REQUEST

There is still scope to add your own touches and value

- The successful buyers will be responsible for their own building and pest inspection reports

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability



LJ Hooker Coolangatta | Tweed
(07) 5536 5577

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

(direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

More About this Property

Property ID	KK2HEZ
Property Type	House
House Size	222 m2
Land Area	665 m2
Including	Ensuite Air Conditioning Toilets (2) Pool Balcony Deck Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Liveability

Paul Sheehan 0438 196 966
Sales & Marketing Specialist | paul@ljhookerct.com.au

LJ Hooker Coolangatta | Tweed (07) 5536 5577
5/100 Griffith Street, COOLANGATTA QLD 4225
coolangattatweed.ljhooker.com.au | enquiries@ljhookerct.com.au



LJ Hooker Coolangatta | Tweed
(07) 5536 5577

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

23 Dundee Drive, Banora Point

3 2 2

Internal: 222 m² | External: 99 m² | Total: 321 m²

LJ Hooker

Paul Sheehan 0438 196 966



LOWER LEVEL



UPPER LEVEL



Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



LJ Hooker

LJ Hooker Coolangatta | Tweed
(07) 5536 5577

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.