






126 Davidson Street,, Barga

## **SOLD OFF MARKET BY KATE HUTCHINSON - LJ HOOKER BUNDABERG**

Situated on a generously sized block within one of Barga's well-established neighbourhoods, 126 Davidson Street offers an exceptional opportunity for investors and future owner-occupiers alike. Showcasing a relaxed coastal atmosphere, a functional floorplan, and close proximity to local shops, schools, and the beach, this property perfectly balances lifestyle appeal with long-term value.

Set well back from the street, the home features a wide driveway and single lock-up garage, complemented by a low-maintenance exterior and a spacious, fully usable yard. The covered rear entertaining area is ideal for alfresco dining, weekend barbecues, or simply unwinding while enjoying the coastal breezes and leafy outlook.

Inside, the home opens to a bright and airy open-plan living and dining area, complemented by timber-look flooring, ceiling fans, and a neutral colour palette that suits a range of styles. The adjoining kitchen is both functional and modern, featuring ample cabinetry, generous bench space, quality appliances, and easy connection to the main living zone —ideal for everyday living and entertaining.

3  1  1 

**FOR SALE**  
Offers Above \$775,000

### **AGENTS**

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### **AGENCY**

LJ Hooker Bundaberg  
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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.



All three bedrooms are well-proportioned, offering built-in storage, ceiling fans, and plenty of natural light. The centrally located bathroom has been tastefully updated with contemporary finishes, a large shower, and modern vanity, while a separate toilet adds everyday convenience. A practical internal laundry with external access completes the interior.

Currently tenanted with a solid lease in place, this property offers immediate rental income while holding strong appeal for future homeowners looking to secure a foothold in Bargara's tightly held market.

#### AT A GLANCE:

- Bedrooms: 3
- Bathrooms: 1
- " Car Accommodation: 1
- " Lease: 14/07/2025 —14/07/2026
- Rental Income: \$610 per week
- Last Rent Increase: 14/03/2025

#### KEY FEATURES:

- Spacious open-plan living and dining area
- Functional, modern kitchen with ample storage
- Covered outdoor entertaining area
- Fully usable backyard with room to add value
- Ceiling fans and light-filled interiors throughout
- Single lock-up garage plus additional off-street parking
- Ideal investment or future coastal home

#### DISTANCE TO FACILITIES (APPROX):

- Bargara Central Shopping Precinct: 1.5km
- Bargara Beach & Esplanade: 2.0km
- Bargara State School: 1.2km
- Bundaberg CBD: 13km
- Bundaberg Base Hospital: 15km

#### OUTGOINGS:

- Council Rates: Approx. \$2,000 per half year (excluding water)

The property can only be truly appreciated upon inspection. Contact Exclusive Listing Agent, Kate Hutchinson on 0431 234 282.

Disclaimer: LJ Hooker have been provided with the above information; however, the Office and the Agent provide no guarantees, undertakings or warnings concerning the accuracy, completeness or up-to-date nature of the information provided by the Vendor or other persons. All interested parties are responsible for their own independent inquiries in order to determine whether or not this information is in fact accurate.

## MORE DETAILS

Property ID 1UCTGTV  
Property Type House  
Land Area 853 m2  
Including Air Conditioning  
Toilets (1)  
Dishwasher  
Outdoor Entertaining  
Secure Parking  
Fully Fenced

**Kate Hutchinson 0431 234 282**

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