



3 Bass Court, Barga

SPACE, COMFORT & COASTAL CONVENIENCE

Set within a quiet cul-de-sac in Barga and approximately 1200m from the ocean, 3 Bass Court is a spacious four-bedroom brick home offering a well-considered layout, generous living spaces and plenty of room for comfortable family living.

From the moment you step inside, the home offers a sense of space and functionality, with tiled flooring throughout and air-conditioning to every bedroom, as well as the kitchen, living and dining areas. Multiple living zones provide flexibility for families, giving everyone room to spread out while still maintaining a strong connection between the main living spaces.

At the heart of the home, the open-plan kitchen, dining and living area creates a welcoming central hub. The kitchen provides plenty of storage and overlooks the adjoining living and dining spaces, while the covered patio sits directly off this central area and looks across the large backyard - creating an easy connection between indoor and outdoor living.

The four bedrooms are all generously sized, with built-in wardrobes, air-conditioning and ceiling fans. The main bedroom is privately

4 2 2

FOR SALE
Offers Over \$825,000

VIEW
Thu 15th Oct @ 4:30PM - 5:00PM

AGENTS
Kate Hutchinson
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khutchinson@ljhookerbundaberg.com.au

AGENCY
LJ Hooker Bundaberg
(07) 4131 8000

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Interested parties must rely solely on their own enquiries.

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positioned away from the remaining bedrooms, offering a peaceful retreat complete with a walk-in wardrobe and spacious ensuite.

The remaining bedrooms are serviced by the main bathroom, complete with a full-sized bathtub, while the separate laundry provides excellent storage and convenient access to the outdoors.

Outside, the fully fenced backyard provides plenty of space for children, pets, entertaining or simply enjoying the outdoors. A rainwater tank adds further practicality, while the covered patio provides a comfortable space to gather with family and friends.

The double lock-up garage offers more than just secure vehicle accommodation, with loads of internal storage and convenient access both into the home and through to the backyard.

AT A GLANCE:

- Bedrooms: 4
- Bathrooms: 2
- Car Accommodation :2
- Land Size: 857m2
- Family Room: Yes
- Airconditioning: Yes, all bedrooms & living
- Ceiling Fans: Yes

RATES: Approximately \$2350 per half year (including water)

RENTAL APPRAISAL: \$680 - \$700 Per Week

OCCUPANCY: VACANT

DISTANCE TO FACILITIES (APPROX):

- Bargara Beach: 1.5km
- Bargara CBD: 5.6km
- Bargara Central: 5.8km
- Bundaberg CBD: 15 km
- Local Schools: Within 5km
- Bundaberg Base Hospital: 17km
- Bundaberg Airport: 18km

Offering a relaxed coastal lifestyle in a quiet and convenient Bargara setting, 3 Bass Court is a home that is ready to be enjoyed and made your own. With its practical layout, peaceful position and close proximity to everything Bargara has to offer, this is an opportunity not to be overlooked. Contact Exclusive Listing Agent, Kate Hutchinson on 0431 234 282

Disclaimer: LJ Hooker have been provided with the above information; however, the Office, the Agent and Vendor 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 to determine whether this information is in fact accurate.

MORE DETAILS

Property ID	1UUFGTV
Property Type	House
Land Area	857 m2
Including	Air Conditioning
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Liveability

Kate Hutchinson 0431 234 282

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