



4 Mosman Court, Baringa

## Rare 5 Bedroom Home in 'Elements' Baringa

Ethan Forbes proudly presents 4 Mosman Court, Baringa. The property presents a rare opportunity to secure a spacious five-bedroom home in the sought-after 'Elements' estate in the Aura community, offering multiple living areas, modern finishes, and a functional family layout on a generous 432m<sup>2</sup> fully fenced block.

Ideal for growing families, investors, or buyers needing extra space, this well-designed home features a bright open-plan kitchen, living, and dining area, high ceilings, plus a separate media room providing valuable second living space for entertainment, work-from-home flexibility, or a kids' retreat.

The contemporary kitchen sits at the heart of the home and includes stone bench tops, new chef sized gas oven & cooktop, quality appliances, ample storage, pantry space, and a central island bench, perfect for everyday cooking and entertaining alike.

Accommodation is a standout, with five generously sized bedrooms, a feature that's increasingly hard to find in Baringa. The master suite includes a walk-in robe and private ensuite with double vanity, while split-system air conditioning and ceiling fans throughout ensure

5  2  2 

### FOR SALE

For Sale

### VIEW

By Appointment

### AGENTS

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### AGENCY

LJ Hooker Caloundra | Aura  
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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.

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comfort in every season.

Step outside to a covered alfresco entertaining area that flows seamlessly from the main living zone, overlooking the secure, fully fenced backyard with room for children, pets, or future landscaping improvements.

Located in a quiet, family-friendly street within walking distance to Baringa State Primary School, parks, playgrounds, shops, cafés, medical facilities, and public transport, this home offers the convenience and lifestyle that make the Aura community one of the Sunshine Coast's fastest-growing residential hubs. You're also just a short drive to Caloundra CBD, local beaches, and the Bruce Highway for easy commuting.

Whether you're searching for a large family home in Baringa, a high-demand rental investment, or a modern Sunshine Coast lifestyle property, this one ticks all the boxes.

#### Property Features:

- " Spacious 5 bedroom home in Baringa / Aura Estate
- " Generous 432m<sup>2</sup> fully fenced block
- Master with walk-in robe & ensuite with double vanity
- Open-plan kitchen, living & dining area
- Modern kitchen with stone bench tops, gas cooktop & island bench
- Separate media room / second living area
- Split-system air conditioning + ceiling fans throughout
- Covered alfresco entertaining area
- " Secure backyard ideal for kids & pets
- " Walk to schools, parks, shops, cafés & transport
- Short drive to Caloundra beaches, CBD & Bruce Highway access
- Strong appeal for families or investors

Contact Ethan Forbes on 0429 703 480 for more information or to arrange your inspection.

Disclaimer: We've taken every care to ensure the information presented is accurate and sourced from reliable materials; however, no guarantee is provided. Buyers should complete their own inspections, enquiries, and searches and rely on their own findings.

#### MORE DETAILS

Property ID	35GHYX
Property Type	House
Land Area	432 m2
Including	Toilets (2)

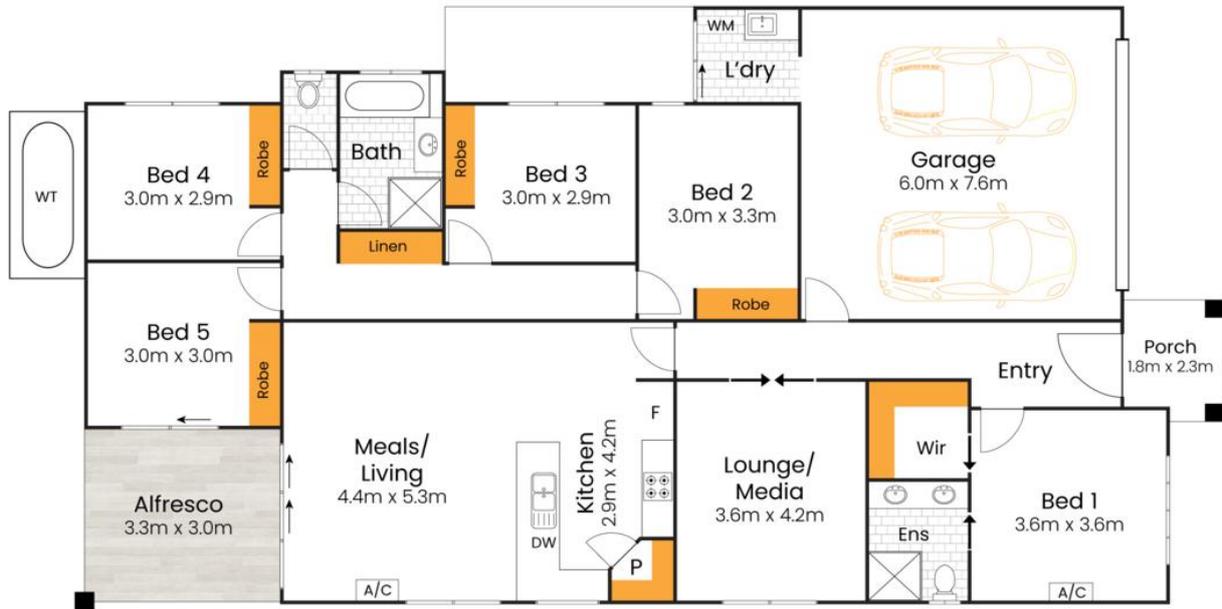
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Approx House Area 218m<sup>2</sup>

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, the measurements of doors, windows, room and any other items and structures are approximate, and no responsibility is taken for any error, omissions or misstatement. Bathroom and kitchen fittings, door types, cupboards and appliances are illustrated as tokens and approximate to the actual fitting installed. This plan is for illustrative purposes and should be used as such by any prospective buyer

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**LJ Hooker** + **Team Forbes.**  
Caloundra | Aura

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