



15 Illoura Avenue, Bellara

Charming Two-Storey Double Brick Home Full of Character

15 Illoura Avenue, Bellara

3 Bed | 2 Bath | 2 Car | 541m²;

Just a short 350-metre stroll to the beautiful Sylvan Beach Esplanade and the sparkling waters of the Pumicestone Passage, this solid double-storey brick, double-brick home offers an unbeatable lifestyle opportunity on Bribie Island.

Set on a generous 541m² block, the home is just moments from the local VMR, boat ramp, fishing and boating spots, as well as popular cafes, shops, the Bribie Island Hotel, and the award-winning Sandstone Point Hotel.

Whether you're a renovator, investor, or looking for your next family home, this is the perfect foundation to create something truly special.

Property Features:

- Solid double-storey, double-brick home with great structure and potential
- Three bedrooms and two bathrooms
- Double Garage
- Downstairs features a large multipurpose area with its own

3  2  2 

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker Bribie Island

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

bathroom – ideal for a second living room, bar, games room, or home office

- Upstairs includes the main living area, kitchen, bedrooms, and access to both front and rear balconies
- Timber floorboards under the carpet – ready to be polished and restored
- Spacious backyard with endless possibilities
- This home is vacant and ready for someone with vision to transform it into a stunning island retreat.

With location, size, and potential on its side, 15 Illoura Avenue is a rare find in a tightly held pocket of Bellara.

For more information or to arrange a private inspection, contact:

Zane Farren-Price

LJ Hooker Bribie Island

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MORE DETAILS

Property ID	X0XHCP
Property Type	House
Land Area	541 m2

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Sales Agent | zfarrenprice@ljhooker.com.au

Troy Kelly 0466 976 946

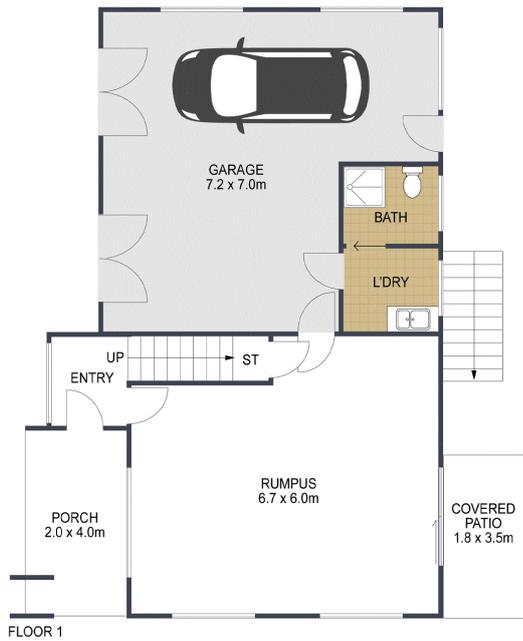
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	3
	2
	2
TOTAL:	240m²

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ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. Floor plan by: www.open2view.com.au

