



65 Welsby Parade, Bongaree

ABSOLUTE WATERFRONT

"IS THIS BONGAREE'S BEST HOME ?? "

Undisputedly one of the premier Bongaree addresses, in a spectacular location overlooking the pristine waters of the beautiful Pumicestone passage with sweeping water views down the bay and right along the passage to the Glasshouse Mountains. From the moment you step through the front entrance you will realize life on Bribie Island does not get much better than this! Be constantly mesmerized by the stunning sunsets and the sweeping 180 degree panoramic views.

Dual living opportunity, perfect for the savvy investor.

WHY YOU WILL LOVE IT ::

Ground level:

- Air-conditioned open plan design with water views from all areas.
- Chef's deluxe kitchen with electric cooktop and oven, plus ample cupboards and bench space.
- Lounge area with built-in cupboards including fridge and TV space.
- Casual dining area.
- Bathroom No.1 with floor to ceiling tiles, toilet and walk in shower.
- Internal timber staircase leading up to the first floor.
- Air-conditioned bedroom number 5 with built-in robes.
- Large laundry area with full length built-in cupboards.

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FOR SALE

Offers over \$3,000,000

VIEW

By Appointment

AGENTS

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AGENCY

LJ Hooker Bribie Island

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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.

 **LJ Hooker**

- Family room and dining area plus 2nd full size kitchen.
- Bathroom No.2 with floor to ceiling tiles, separate shower & toilet.
- Second internal staircase leading up to the first floor.
- Rear courtyard area plus a powered 4.9m x 8.4m shed
- Large freshwater rain tanks

First floor:

- Rear area with bedrooms No. 2 and No. 3 which are air-conditioned with timber flooring and deck access.
- The front area is accessed by the internal timber staircase.
- Air-conditioned bedroom No. 4 with built in robes with deck access.
- Bathroom No. 3 with double shower and separate toilet.
- Spacious air-conditioned primary bedroom boasting impressive water views and has access to the side and front deck.
- In total, there are 5 bedrooms, 3 bathrooms, 3 toilets, 3 separate living areas, 2 full size kitchens plus a spacious upstairs side and front deck.
- It is an easy stroll to the IGA supermarket, chemist, and liquor store.
- The Bowls Club, Jetty Precinct, Cafes, and the boat ramp are close by.

DISCLAIMER: We have in preparing this information, used our best endeavors to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.

Some images have been virtually staged to better showcase the true potential of rooms and spaces in the home.

INSPECT: By Appointment Only...Please call Monty at 0414526266 or Craig at 0410553557

MORE DETAILS

| | |
|---------------|--------|
| Property ID | WX9HCP |
| Property Type | House |
| House Size | 379 m2 |
| Land Area | 607 m2 |

Monty Thompson 0414 526 266

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TOTAL: 379m²

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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

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