

Booral, 85 Mathiesen Road

UNDER CONTRACT | Renovated Investment Opportunity or Move Straight in

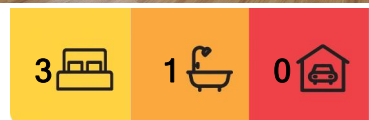
The big things inside have been done here and how you utilise this property presents endless opportunities. Absolutely perfect for the first home owner, investor or anyone who is ready to enjoy a relaxing lifestyle where every day feels like a holiday, in the quiet seaside suburb of Booral, with the local shopping village, boat ramp & all that Hervey Bay has to offer is just a short relaxing drive away.. Throw in all the hard work of the renovations, town water, a great floorplan, 3 bedrooms, family bathroom, front veranda & you have the makings of a great investment in a great location.

THE PROPERTY

- 1,937m² block of land
- 3 bedrooms
- 1 bathroom
- Electric hot water, septic & town water



Disclaimer: 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.



For Sale
Please Call

View
ljhooker.com.au/AX0HXD

Contact
Raelene Box
0412 577 866
raelene.box@ljhooker.com.au

LJ Hooker Fraser Coast
07 4191 3500

- Front veranda
- Extensive renovations completed

INSIDE

- 3 built-in bedrooms with ceiling fans
- Spacious new kitchen with dishwasher & electric appliances
- Air-conditioned open plan living areas
- New family bathroom & separate toilet
- New internal laundry with outside access
- New floor coverings, window shades, internal paint, lights & ceiling fans

Try and find a home ready for the market better than this little beauty! The owner of this property has presented a fantastic opportunity for those looking to enter the property market or add to your investment portfolio. Whether you are looking to live in or invest, this home is one you don't want to miss out on & is ready to go. Situated on almost a half acre in a quiet pocket of East Booral and only a short drive to the boat ramp & barge to K'Gari (Fraser Island), local shopping, the airport, main esplanade, CBD, schools, hospitals and Hervey Bays beautiful beaches. Located in the Fraser Coast, the tourist gateway to whale watching and heritage listed K'GARI (Fraser Island). Raelene looks forward to meeting you and showing you through this great property. Call today for your private viewing.

More About this Property

| | |
|----------------------|---------|
| Property ID | AX0HXD |
| Property Type | House |
| Land Area | 1937 m2 |

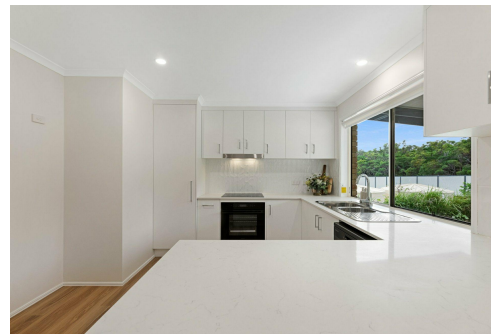
Raelene Box 0412 577 866

Sales Agent | raelene.box@ljhooker.com.au

LJ Hooker Fraser Coast 07 4191 3500

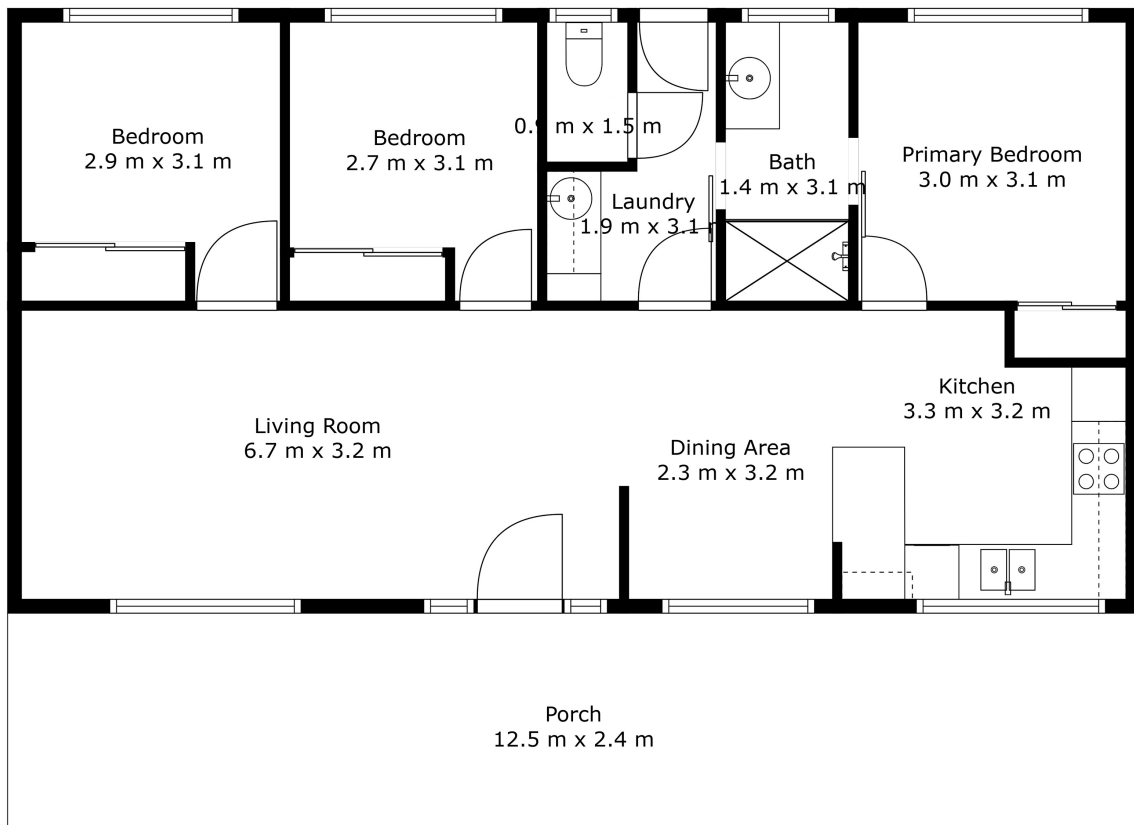
331 Esplanade, SCARNESS QLD 4655

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85 Mathieson Road, Booral

THE FLOOR PLAN IS NOT TO SCALE, ALL FEATURES INCLUDED IN THIS 2D PLAN AREA FOR INSPIRATION PURPOSES ONLY.

THIS IS NOT AN EXACT REPLICA OF THE PROPERTY OR THE POSITION OF EXTERIOR ELEMENTS. PLANS SHOULD NOT BE RELIED ON. INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES