

58/14 Ibis Boulevard, Eli Waters

Over 50's Lifestyle Living - Hazelmere Village

Welcome to Homesite 58 in the highly sought-after Hazelmere Village - an outstanding opportunity to downsize without compromising on comfort, convenience, or lifestyle.

If you've been dreaming of a relaxed coastal retirement lifestyle, this could be the perfect fit. Positioned within one of Hervey Bay's most popular lifestyle villages, residents enjoy easy access to beautiful beaches, cafes, whale watching tours, and the gateway to Fraser Island.

Outstanding Lifestyle Benefits

- No entry fees
- No exit fees
- No stamp duty
- No body corporate fees

Conveniently located within walking distance to Eli Waters Shopping Centre, everything you need is only moments away. A direct pathway also provides easy access to the village facilities, including the swimming pool, spa, bowling green, BBQ area, and clubhouse.

Home Features

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.

2 1 1

FOR SALE

Offers Above \$339,000

VIEW

By Appointment

AGENTS

Glenn Barsby
0418 985 663
glenn.barsby@ljhooker.com.au

Brad Franks
0403 887 603
brad.franks@ljhooker.com.au

AGENCY

LJ Hooker Fraser Coast
07 4191 3500

LJ Hooker

- 2 generous bedrooms with built-in robes and ceiling fans
- Spacious air-conditioned open-plan living and dining area
- Fully enclosed attached sunroom
- Stunning high raked ceilings creating a wonderful sense of space
- Large functional kitchen featuring: Electric cooktop, Electric wall oven & Ample bench and cupboard space
- Bathroom with separate toilet
- Internal laundry
- Rear garden and yard area
- No rear neighbours for added privacy
- Blinds throughout
- Garden shed
- Solar system with 6 panels
- Single carport

Village Facilities Include

- Swimming pool
- Spa
- Bowling green
- BBQ facilities
- Clubhouse

Additional Information

- One low fortnightly site lease fee applies
- Residents only pay for electricity and water usage
- Rental assistance may be available for eligible purchasers

When purchasing a home within the village, buyers enter into an individual site agreement managed under the Manufactured Homes (Residential Parks) Act 2003 with the village owner/operator. This is a fantastic opportunity to secure an affordable home within a safe, welcoming, and vibrant over-50s community.

For more information or to arrange your private inspection of the home and village facilities, contact:
 Glenn Barsby - 0418 985 663
 Brad Franks - 0403 887 603

MORE DETAILS

Property ID BFGHXD
 Property Type Retirement

Glenn Barsby 0418 985 663

Sales Consultant | glenn.barsby@ljhooker.com.au

Brad Franks 0403 887 603

Sales Consultant | brad.franks@ljhooker.com.au

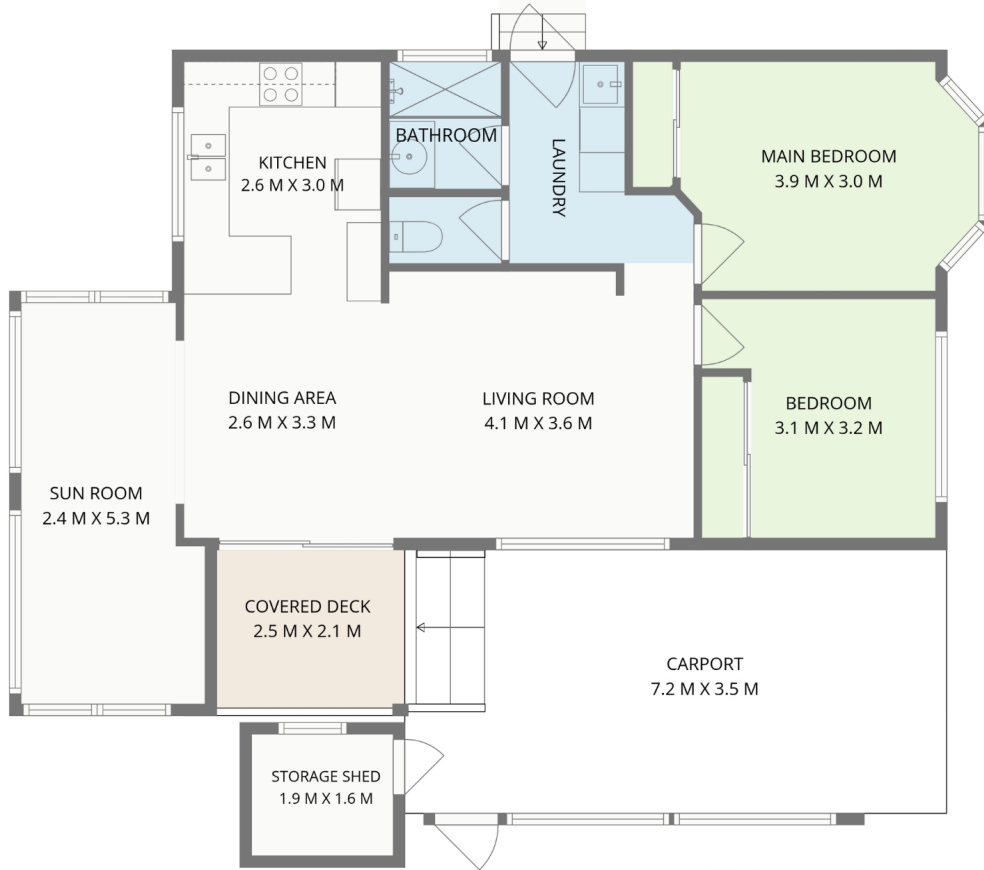
LJ Hooker Fraser Coast 07 4191 3500

331 Esplanade, SCARNESS QLD 4655
 frasercoast.ljhooker.com.au | frasercoast@ljhooker.com.au



58 EUCALYPTUS DRIVE ELI WATERS

2 1 1



This floorplan was created by Focus 11 Property Media and is indicative only, not survey grade. Measurements and layout details are believed to be reliable but are not guaranteed. Interested parties should make their own independent enquiries.

 **LJ Hooker**



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**