



25 Ian Avenue, Kawungan

Thinking of a Sea Change - The Perfect Start to Your Next Chapter

Whether you are entering the property market, investing or downsizing, this home presents a fantastic opportunity. Positioned in the popular suburb of Kawungan, this is a roomy 3 bedroom home with a welcoming street presence complimented by a neat and tidy floorplan offering an appealing combination of comfort, convenience and practicality.

Comprising of 3 bedrooms, 2 way bathroom, easy care and comfortable living spaces, outdoor entertainment area, drive through single garage on a corner 787m2 block of land with double gate access to the rear yard giving excellent access for those needing secure off street vehicle parking or additional storage. Security doors add peace of mind while allowing you to enjoy the Queensland coastal lifestyle.

PROPERTY FEATURES

- 3 built in bedrooms, 2-way bathroom
- Open plan dining and kitchen with electric appliances and direct access to the rear yard

3 1 1

FOR SALE

\$739,000

VIEW

By Appointment

AGENTS

Raelene Box
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raelene.box@ljhooker.com.au

AGENCY

LJ Hooker Fraser Coast
07 4191 3500

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.



- Separate air-conditioned lounge and ceiling fans
- 2 way family bathroom and separate toilet
- Internal laundry with outdoor access to the entertainment area
- Outdoor entertainment area and outdoor area of the dining room
- Fenced 787m2 corner block of land with rear double gate access with room for a shed or pool
- Security screens and electric hot water
- Fenced rear access to a great back yard with room for the dogs and kids to play
- Drive through single lock up garage

Located in Kawungan, a highly sought after location in Hervey Bay, within close proximity to Hervey Bay Public and Private Hospitals, Medical Precincts, parks, schools, TAFE, Stockland's shopping centre, the CBD, esplanade, local cafes, beaches and the beautiful Fraser Coast lifestyle. Whether you're looking for your first home, a low maintenance property or a sound investment opportunity, this home deserves your attention. Located in the Fraser Coast, the tourist gateway to whale watching and heritage listed Fraser Island.

Raelene looks forward to meeting you and showing you through this great property. Call today for your private viewing.

MORE DETAILS

Property ID	BNXHXD
Property Type	House
Land Area	787 m2
Including	Air Conditioning
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced

Raelene Box 0412 577 866

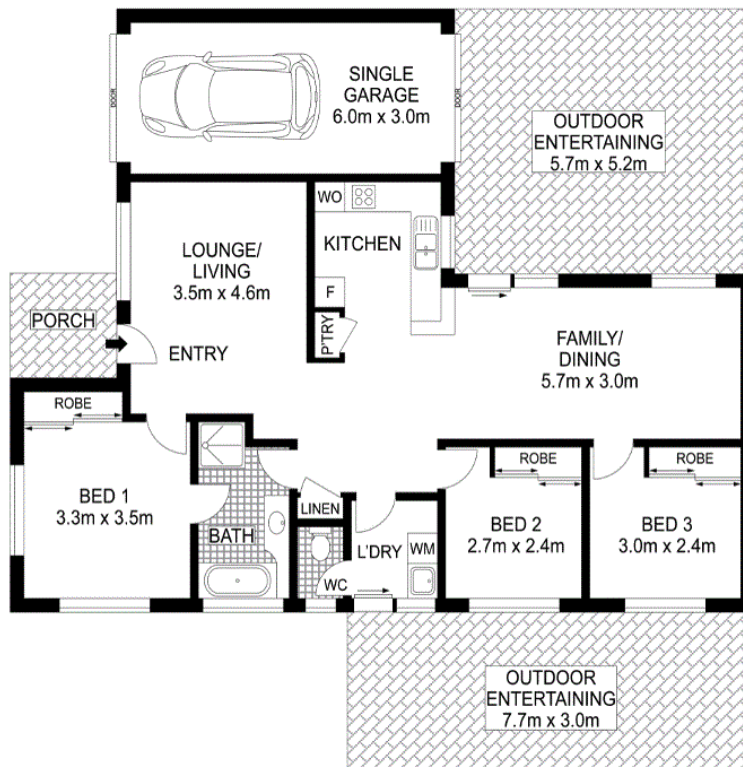
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