

## Kingscliff, 4/13-17 Beach Street

SOLD BY ERIN & AMY LJ HOOKER KINGSCLIFF

Sold for \$1,026,500 by Erin & Amy

Stylish Coastal Townhouse with Sunny Spaces & Steps to the Sand

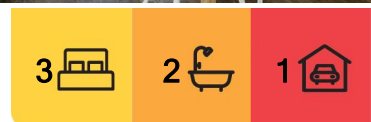
Welcome to beachside brilliance just 240 metres from the beach! Nestled at the end of a tightly held complex, this three-bedroom townhouse offers modern comfort, light-filled interiors, and a lifestyle that says relaxation. Whether you are waking up to sea breezes or enjoying a BBQ in your private courtyard, this home delivers the ultimate in coastal convenience and comfort.

### Key Features

- \* 3 oversized bedrooms, all with built-ins and ceiling fans
- \* Master suite with ensuite and direct access to a large covered veranda



**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**  
SOLD BY ERIN & AMY

**View**  
[ljhooker.com.au/46J1D](http://ljhooker.com.au/46J1D)

**LJ Hooker Kingscliff**  
**(02) 6674 1000**

- \* Second bedroom also opens to the upstairs veranda; perfect for ocean breezes
  - \* Renovated kitchen with sleek benchtops, stainless appliances & chic cabinetry
  - \* Stylish open-plan living with vinyl plank floors, crisp white walls & ducted air-conditioning
  - \* Renovated internal laundry with additional cabinetry and outdoor access
  - \* Family bathroom with bath, shower, separate toilet & neutral tones
  - \* Only one shared wall (garage) for peace and privacy
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#### Outdoor Living You Will Love

Step out from the living, dining, or laundry to a fully fenced wraparound courtyard that combines grass and paved zones ideal for kids, pets, or laid-back weekend entertaining. Upstairs, enjoy a large, sun-drenched veranda with leafy outlooks, your new go-to spot for a morning coffee or twilight wind-down.

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#### Location Perks

- \* 240m to Dreamtime Beach & Jack Bayliss Park
  - \* Walk to Kingscliffs vibrant cafe strip, shops & local schools
  - \* Just 2 mins to the new Tweed Valley Hospital
  - \* 15 mins to Gold Coast International Airport
  - \* 35 mins to Byron Bay or Surfers Paradise
  - \* Quick access to the M1 in 3 minutes
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#### Bonus Details

- \* Tenanted until 14th January 2026 at \$800 per week
  - \* Single lock-up garage with internal access
  - \* Total space: 145sqm internal + 60sqm outdoor = 205sqm total
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#### Perfect for:

- \* Downsizers wanting low-maintenance beachside living
  - \* Young families seeking comfort and location
  - \* Investors chasing strong rental return
  - \* Holidaymakers dreaming of a lock-up-and-leave coastal escape
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#### What You'll Love Most:

Natural light all day, a truly walkable lifestyle, and outdoor spaces that feel like a private retreat.

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Viewings are available Saturdays as advertised.

Contact: Amy Sanderson 0403 851 003 or Erin Nielsen 0414 259 605

Disclaimer: All information (including but not limited to the property area, floor size, price, photos, address and general property description) is provided as a convenience to you and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or



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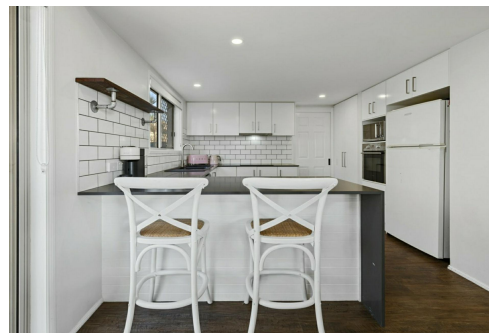
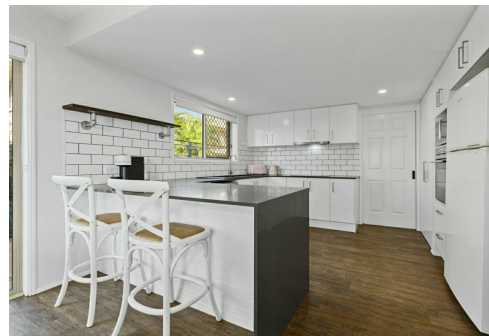
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## More About this Property

<b>Property ID</b>	46J1D
<b>Property Type</b>	Townhouse

**LJ Hooker Kingscliff (02) 6674 1000**  
Shop 4, 106 Marine Parade, KINGSCLIFF NSW 2487  
11637 |



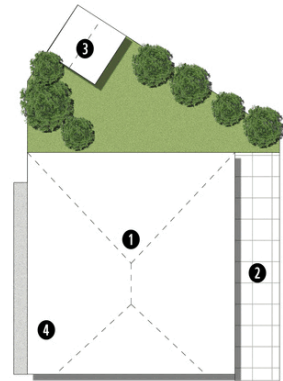
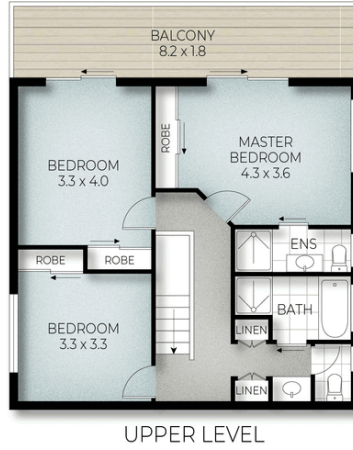
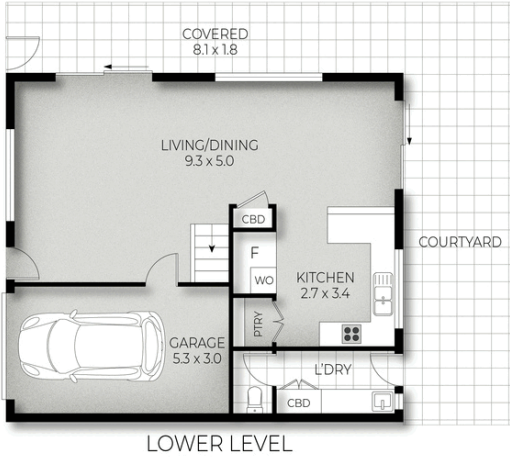
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**SITE PLAN LEGEND**

- 1. RESIDENCE
- 2. COURTYARD
- 3. SHED
- 4. GARAGE



Plans are indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries

4/13-17 BEACH STREET, KINGSLIFF

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 2   
 1   

Internal: 145 m<sup>2</sup> | External: 60 m<sup>2</sup> | Total: 205 m<sup>2</sup>