







6 Anika Place, Little Mountain

SPACE, STYLE & A SELLER READY TO MOVE!

Positioned in a peaceful cul-de-sac, this impressive family home offers space, comfort and lifestyle on a generous 736m² block, just 10 minutes from the beach.

With approximately 348m² total area, the home features four bedrooms plus a study or potential fifth bedroom, three separate living areas and a spacious renovated kitchen overlooking the pool.

The master suite includes a walk-in robe and ensuite, while the remaining bedrooms are well positioned for family living. Extra-high ceilings, plantation shutters and quality finishes add to the home's appeal.

Step outside and enjoy the expansive 8m x 7m covered entertaining area overlooking the sparkling saltwater swimming pool and low-maintenance AstroTurfed backyard.

" *PROPERTY HIGHLIGHTS**
" 736m² block in a quiet cul-de-sac
- Four bedrooms plus study or potential fifth bedroom
- Three separate living areas
- Renovated kitchen with 900mm cooktop and oven

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.

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FOR SALE
Offers Over $1,300,000

VIEW
By Appointment

AGENTS
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AGENCY
LJ Hooker Caloundra | Aura
(07) 5318 7277

LJ Hooker

- Large media room
- 8m x 7m covered entertaining area
- Saltwater swimming pool
- Ducted air-conditioning and ceiling fans
- Solar power and security system
- Double garage plus additional vehicle parking
- Extra roof storage

Conveniently located close to schools, shops, parks, lakes, walking tracks and bike paths.

THE SELLERS ARE READY - THIS PROPERTY MUST BE SOLD!

The sellers have purchased elsewhere, are preparing for their overseas move and are committed to selling.

This is your opportunity to secure a substantial family home in a sought-after Little Mountain location.

- *Contact Michael Cox at LJ Hooker Caloundra | Aura to arrange your inspection.**











MORE DETAILS

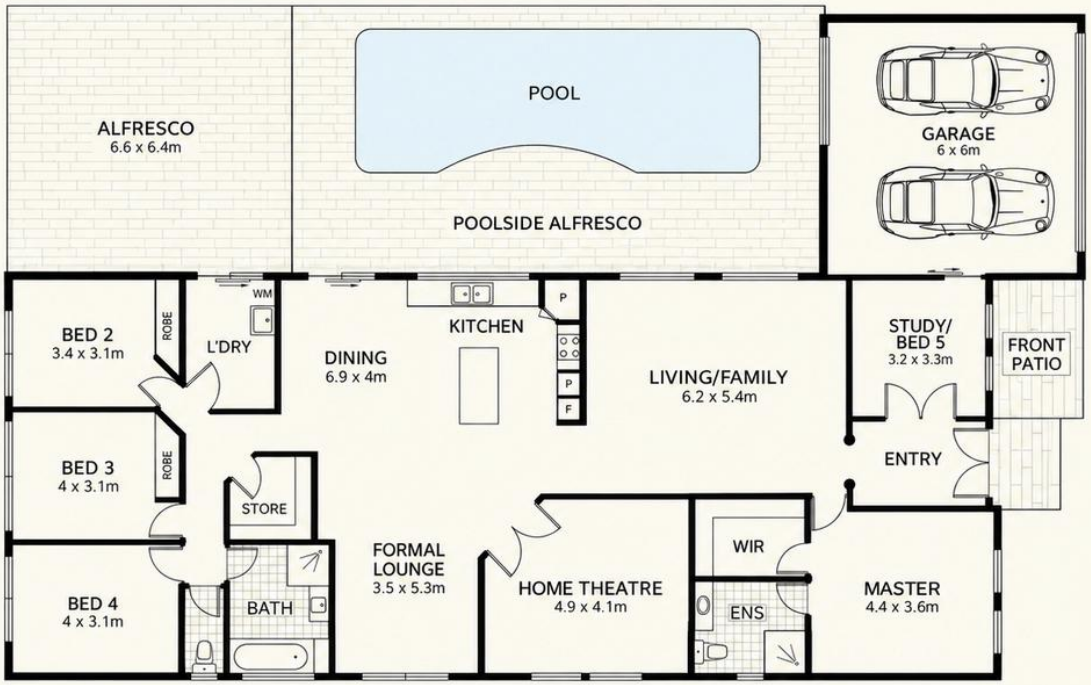
Property ID	8MJ2A
Property Type	House
House Size	348 m2
Land Area	736 m2
Including	Ensuite
	Study
	Air Conditioning
	Ducted Cooling
	Ducted Heating
	Toilets (2)
	Alarm
	Pool
	Courtyard
	Deck
	Dishwasher
	Outdoor Entertaining
	Floorboards
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Solar Panels
	Water Tank
	Liveability

Michael Cox 0416 275 556
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6 ANIKA PLACE LITTLE MOUNTAIN

INTERNAL AREA : 212 SQM
GARAGE AREA : 36 SQM
EXTERNAL AREA : 100 SQM
TOTAL AREA : 348 SQM

This floor plan is conceptual only. It is provided for illustrative purposes only and should not be relied upon. We make no guarantee as to the accuracy of this plan. All interested parties should make and rely on their own enquiries in determining the accuracy of the information contained in this floor plan.

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