






43 Dougan Street, Point Vernon

Exceptional SDA Investment Opportunity ‐ Modern 5-Bedroom Home in Prestigious Foreshore Estate, Point Vernon

Positioned in the highly sought-after Foreshore Estate, this near new contemporary brick veneer residence presents an outstanding opportunity for investors seeking a high-performing Specialist Disability Accommodation (SDA) or shared-living asset.

Only two years old and thoughtfully designed with accessibility, comfort, and low-maintenance living in mind, this impressive property offers five spacious bedrooms, each complete with its own private ensuite bathroom - delivering exceptional functionality for shared accommodation or disability-supported living arrangements.

The home showcases expansive open-plan living and dining areas, complemented by quality finishes throughout. A stylish stone-top kitchen forms the heart of the home, while tiled flooring throughout all main living and high-traffic areas ensures durability and easy care, with soft carpeting to all bedrooms for added comfort.

5  5  2 

FOR SALE

Offers Above \$1,000,000

VIEW

By Appointment

AGENTS

Tony Sprake

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AGENCY

LJ Hooker Fraser Coast

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Purpose-built with disability-friendly features, the residence includes extra-wide doorways and practical accessibility considerations throughout, making it highly suitable for SDA or supported accommodation providers.

Property Features:

- 5 generous bedrooms
- 5 x disability friendly bathrooms
- Spacious open-plan living and dining design
- Modern stone benchtop kitchen with quality finishes
- Tiled living and traffic areas with carpeted bedrooms
- Combination of air-conditioning and ceiling fans throughout
- Double lock-up garage accommodation
- Fully fenced low-maintenance yard
- Prominent corner allotment with potential dual street access from Wattle Street
- Durable brick veneer construction with low-maintenance Colorbond roof
- Disability-friendly design including extra-wide access points
- Ideal configuration for SDA/shared disability accommodation

Constructed for longevity and minimal upkeep, the combination of brick veneer construction and Colorbond roofing creates an exceptionally low-maintenance investment designed to maximise returns while minimising ongoing costs.

Located within minutes of the coastline, local shopping, medical facilities, and community amenities, this property offers a rare blend of strong investment fundamentals and future-focused accommodation appeal in one of Point Vernon's most desirable residential estates.

An outstanding opportunity to secure a modern, purpose-suited investment property with excellent income \$850 per week until mid August 26 in a growing and highly regarded location.

MORE DETAILS

Property ID	BEWHXD
Property Type	House
Land Area	626 m2
Including	Air Conditioning Outdoor Entertaining Built-in-Robes

Tony Sprake 0407 745 714

Licensee | tony.sprake@ljhooker.com.au

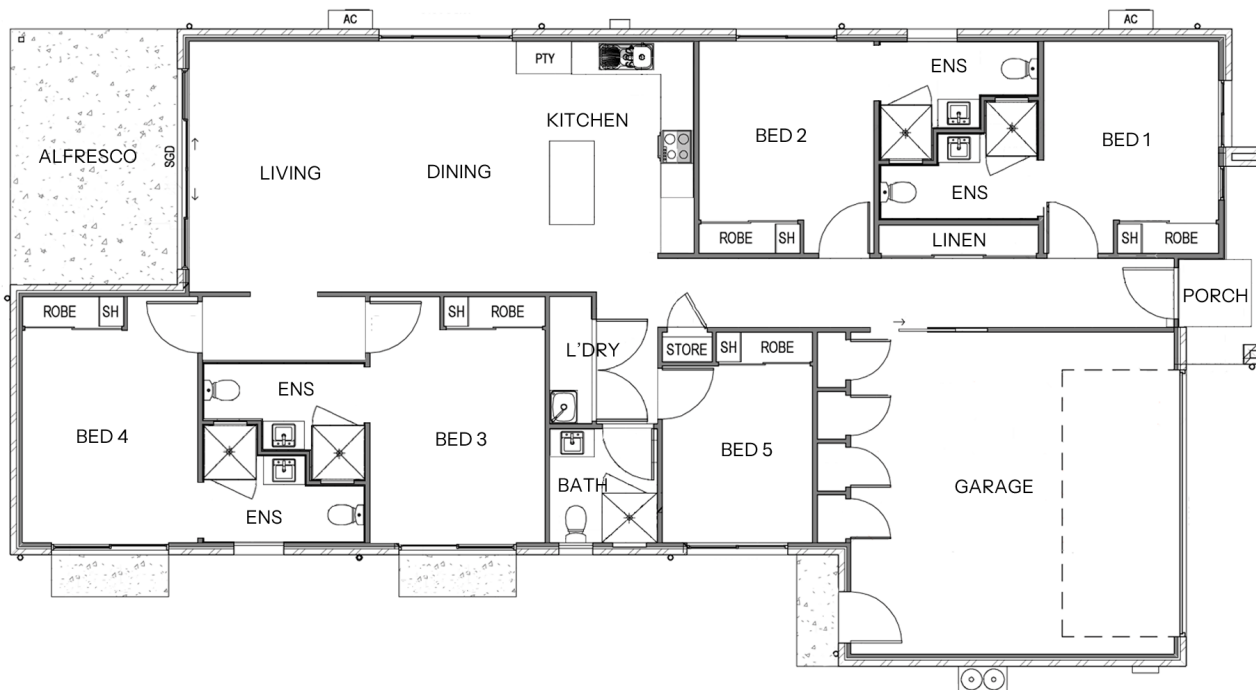
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43 DOUGAN STREET, POINT VERNON

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