

## Port Douglas, 21 Opal Street

### QUINTESSENTIAL QUEENSLANDER....

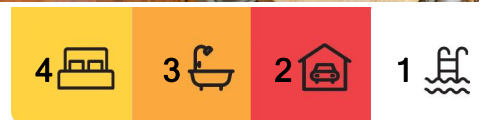
CLASSIC EXTENSIVELY RENOVATED QUEENSLANDER STYLE HOME

Live the classic Queensland lifestyle with this breezy, beautifully presented, two storey character home set on a generous 821m2 corner block.

Privately screened from the road by mature tropical vegetation, this imposing home exudes a welcoming warmth that you will want to make your own.

The classic timber staircase arrives at one of three covered balconies, the perfect prelude to the formal French door entry that is flanked by large louvred windows.

Inside, stunning polished timber floorboards adorn the expansive open plan living, dining and kitchen space that seems tailor made for entertaining family and friends.



**Auction**

Sat 21st Jun @ 10:00AM

**View**

Thu 29th May @ 4:00PM - 4:45PM

**Contact**

**Matthew Scott**

0457 738 804

msscott.portdouglas@ljhooker.com.au



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(07) 4099 4099

With its high-pitched roof and numerous plantation shutter clad windows, the entry/dining space captures wonderful natural light and airflow.

The prevalence of air and light continues into the lounge that also opens onto the primary covered balcony from where you can enjoy views out to the lake and immerse yourself fully in Port's enviable tropical climate.

Upgraded and well-appointed, the kitchen comes complete with feature 900cm catering oven, polished black countertops, ample storage options (cupboards and drawers), dishwasher, timber shelving, subway tiling and access to a second covered balcony.

This balcony also prefaces the master suite, the only bedroom on the upper level. With its polished timber flooring, high-pitched roof, plantation shutters and modern shower ensuite, it truly is a private retreat that offers rest and respite at the end of a long day.

Stairs off both the master and dining area provide direct access into the sprawling lower level that comprises two large and one extra-large bedroom, a further two impressive shower bathrooms and the laundry.

Outside, the well-planned space offers numerous covered and alfresco areas where you can relax or entertain, all centred around the refreshing saltwater pool and vibrant tropical gardens. Making these areas even more enjoyable are the nature reserve frontage and single direct neighbour that the property enjoys.

Add the powered garage/workshop, secondary tool shed, excellent rear and side access, extra parking space and proximity to the local school, shops and golf course, and the attractiveness of this property becomes all the more apparent.

The home is designed for convenience and practicality, This is the ultimate inner village Port Douglas retreat and an inspection will not disappoint...

If you've always wanted to own a classic Queenslander, be sure to register for the auction that will be held **ONSITE** on Saturday 21 June at 10:00am. For all the details or to request an inspection, contact Matt on 0457 738 804 or [mscott.portdouglas@ljhooker.com.au](mailto:mscott.portdouglas@ljhooker.com.au)

Please Note: this auction will be held on site and online via Realtair on Saturday 21 June at 10:00am (unless sold prior to auction). The property is being sold via auction / without a price and therefore a price guide cannot be legally provided. Websites may have filtered the property into a price bracket for website functionality purposes.



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## More About this Property

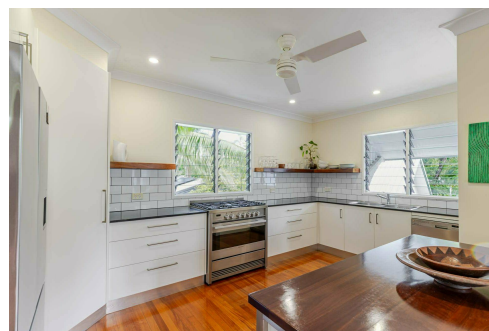
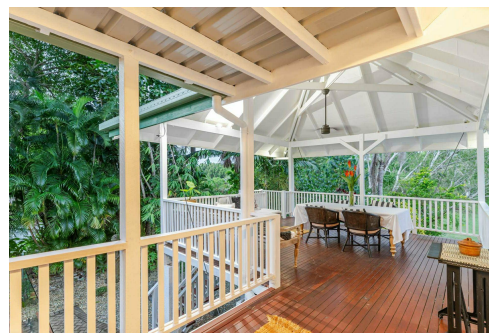
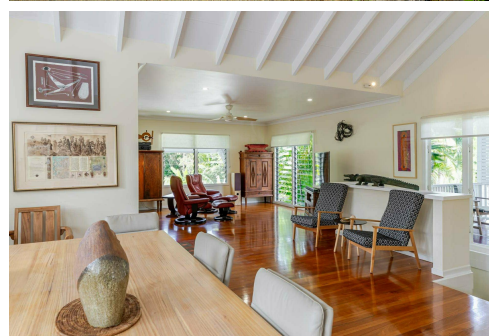
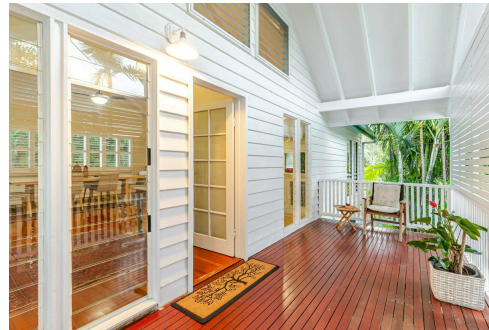
Property ID	13N5F4A
Property Type	House
Land Area	821 m2
Including	Study Air Conditioning Toilets (3) Pool Courtyard Balcony Deck Dishwasher Outdoor Entertaining Floorboards Workshop Built-in-Robes Secure Parking Stunning timber flooring lake views only 1 x side neighbour workshop extra parking

**Matthew Scott 0457 738 804**

Sales Manager / Director | [msscott.portdouglas@ljhooker.com.au](mailto:msscott.portdouglas@ljhooker.com.au)

**LJ Hooker Port Douglas (07) 4099 4099**

Shop 3/31 Macrossan Street, PORT DOUGLAS QLD 4877  
[portdouglas.ljhooker.com.au](http://portdouglas.ljhooker.com.au) | [portdouglas@ljhooker.com.au](mailto:portdouglas@ljhooker.com.au)



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Please note: this floorplan including furniture, measurements and dimensions is for illustrative purposes only and is not to exact scale or specification. LJ Hooker gives no guarantee, warranty, or representation as to the accuracy and layout. Please direct all enquiries to the selling agent.



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