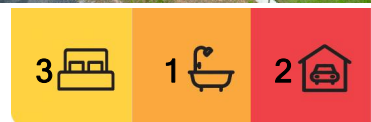


## Russell Island, 9-17 Sundown Rd

### Spacious Mid-Century Homestead on Expansive 4,992 sqm Block

This expansive 4,992 sqm (approximately 1.2 acres) property offers a unique blend of space, comfort, and opportunity. Positioned almost centrally on the block, the charming mid-century homestead features three bedrooms and one bathroom, providing a warm and inviting atmosphere. The spacious backyard is perfect for entertaining, allowing plenty of room for family gatherings, pets, and outdoor activities.

Located on the northern end of the island, this property is within walking distance to the local bowls club and just a short drive to essential amenities, including the public ferry terminal. The generous land size, combined with a double bay shed and homestead, presents endless possibilities. A completed gravel driveway leads to the front staircase of the home, where a wraparound balcony offers the perfect space to soak up the sunlight or find shade on warmer days.



**For Sale**  
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[l.jhooker.com.au/VSDGWY](https://l.jhooker.com.au/VSDGWY)

**Contact**  
**Jessica Wills**  
0430 075 345  
[jwills.bayislands@l.jhooker.com.au](mailto:jwills.bayislands@l.jhooker.com.au)



**LJ Hooker Bay Islands**  
**(07) 3409 2255**

**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.

Inside, the open-plan kitchen and dining area welcome you upon entry, flowing seamlessly down the hallway to a European-style laundry and a spacious bathroom featuring a spa bath and a separate shower. The lounge room is equipped with an air conditioner, ensuring comfort throughout, with its cooling effect extending into the three bedrooms. Additional access to the balcony enhances the indoor-outdoor connection, while large windows allow an abundance of natural light to filter through the home.

Key features of this property include a substantial land size, a country-style homestead, a wraparound balcony, a fully fenced yard, a double bay garage, and a gravel driveway providing ample space for vehicle storage. The virtually cleared land adds to the appeal, offering versatility for future use.

Enquire today with the listing agents to experience this tranquil island retreat that feels like your very own farm-style escape.

Disclosure: Photos used are prior to current tenancy. Drone images provide an overview of the property.

Jessica Wills - 0430 075 345

Aaron Wills - 0433 313 381

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## More About this Property

<b>Property ID</b>	VSDGWY
<b>Property Type</b>	House
<b>Land Area</b>	4992 m2

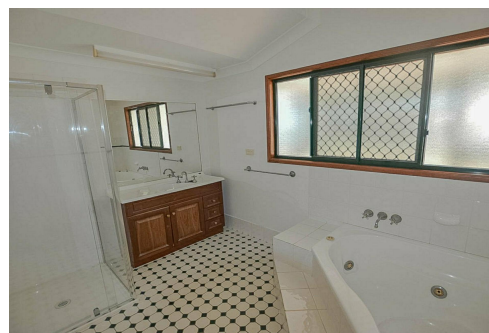
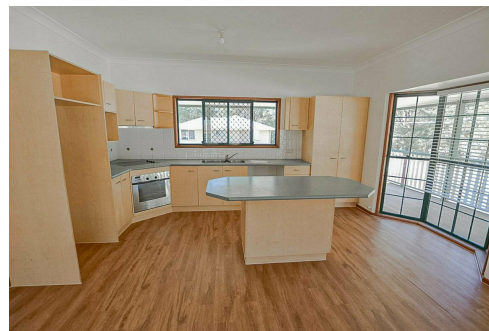
**Jessica Wills 0430 075 345**

Sales Agent | [jwills.bayislands@ljhooker.com.au](mailto:jwills.bayislands@ljhooker.com.au)

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