






317 Boat Harbour Drive, Scarness

UNDER OFFER | Endless Potential in Central Hervey Bay Location

Nestled in central location of Hervey Bay, this original-condition double-storey home offers a rare opportunity to create your dream coastal residence or invest in a future project. Featuring 3 built in bedrooms, 2 bathrooms, and ample space to accommodate up to 5 vehicles, this solid older-style home is packed with potential. Whether you're looking to renovate or simply enjoy your coastal lifestyle, the possibilities are endless.

Upstairs offers hardwood flooring under the floor coverings, classic air conditioned family living with 3 bedrooms, main with air conditioning, (2 rooms with direct access to the front deck), 1 bathroom, separate toilet and an open-plan kitchen & living area with access to the front deck, while downstairs includes an internal staircase, second bathroom area, additional air conditioned studio / teenagers retreat, perfect for a family or a home office.

Set on a 617m2 block of land, this solid original home is ripe for renovation, there's room to move, grow, & make it your own — all just a short drive to the shops, medical precinct & hospitals,

3  2  5 

FOR SALE

Please Call

AGENTS

Raelene Box
0412 577 866
raelene.box@ljhooker.com.au

AGENCY

LJ Hooker Fraser Coast
07 4191 3500

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.

 **LJ Hooker**

schools, local beaches, boat harbour, local restaurants & cafes.

Bring your vision and breathe new life into this coastal classic. Homes with this kind of space and potential don't last long! Located on the Fraser Coast, the tourist gateway to whale watching and heritage listed K'GARI (Fraser Island). Raelene looks forward to meeting you and showing you through this great property. Call today for your private viewing.

MORE DETAILS

Property ID	B36HXD
Property Type	House
Land Area	617 m2
Including	Air Conditioning Outdoor Entertaining Built-in-Robes Solar Panels

Raelene Box 0412 577 866

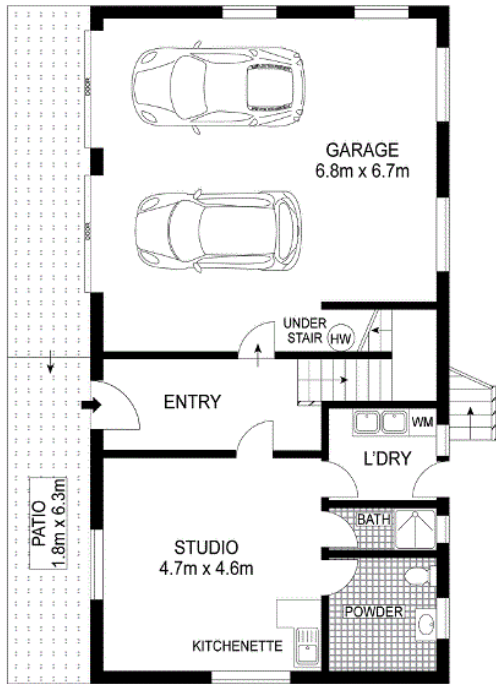
Sales Agent | raelene.box@ljhooker.com.au

LJ Hooker Fraser Coast 07 4191 3500

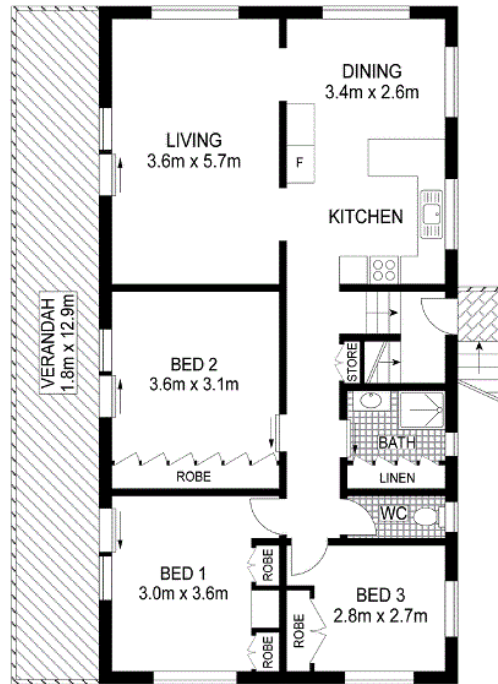
331 Esplanade, SCARNESS QLD 4655

frasercoast.ljhooker.com.au | frasercoast@ljhooker.com.au





LOWER LEVEL



UPPER LEVEL



317 Boat Harbour Drive, Scarness

This plan is for illustration purposes only. Although dimensions and areas are as accurate as possible, it is conceptual with no guarantees on its accuracy. External parties should rely on their own enquires.

