




26 Ducat Street, Tweed Heads

4  5  2 

## The Manor Estate, Waterfront Living Worth Acting On

Auction Location: On site

A landmark property of rare scale and timeless character, this distinguished residence occupies a prized position within one of Tweed Heads' most prestigious waterside pockets. Showcasing grand proportions, timeless character and an enviable setting, this four-bedroom home has been designed for those who appreciate space, privacy and relaxed entertaining. Multiple living areas, expansive interiors and thoughtful design combine to create a home of remarkable presence and a sense of grandeur rarely found in today's market.

Beyond the home, a remarkable lifestyle awaits. The magnificent entertaining pavilion creates a spectacular setting for memorable occasions, while the private pontoon provides effortless access to Terranora Creek, flowing through to the iconic Tweed River and beyond. Whether hosting on a grand scale or enjoying the tranquillity of life by the water, this is an offering that stands among the finest opportunities to become available in Tweed Heads in recent years

Experience the elegance. Appreciate the setting. Prepare for auction.

### AUCTION

Thu 25th Jun @ 3:00PM

### VIEW

Thu 11th Jun @ 4:30PM - 5:00PM

### AGENTS

Gary Evenden  
0411 966 001  
gary@ljhookerct.com.au

### AGENCY

LJ Hooker Coolangatta | Tweed  
(07) 5536 5577

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**

Register your interest with Gary Evenden today and discover The Manor Estate for yourself.

**Downstairs Features:**

- Two air-conditioning units servicing the ground floor
- Enjoy natural airflow with ceiling fans throughout the residence
- The main living area features a seamless open-plan kitchen and dining layout
- Separate secondary dining area ideal for formal meals or entertaining
- Large home office offering flexibility as a study, work zone or multipurpose room
- Well-designed laundry/main bathroom featuring outdoor access for added convenience
- Seamless kitchen doorway opening to the pool area, ideal for summer living and entertaining
- Inviting in-ground pool and spa delivering a luxurious resort-style feel at home
- Stunning undercover alfresco with Bali-style hut, taking in peaceful water views
- Private gate access straight to your personal pontoon, providing a place for you to park all your toys
- Secure double garage featuring direct internal access to the home

**Upstairs Features:**

- Expansive master bedroom with ensuite and walk in robe, offering privacy and comfort
- Three beautifully appointed bedrooms, each with their own ensuite and built-in storage, offering a rare level of accommodation excellence
- Versatile upstairs study, ideal for work, study or homework area
- Beautifully designed wrap-around balcony with access from two of the bedrooms, overlooking tranquil waterways

**Additional Information:**

Council Rates \$96pw

Rental Appraisal \$1,600 - \$1,800pw

**Disclaimer:**

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

## MORE DETAILS

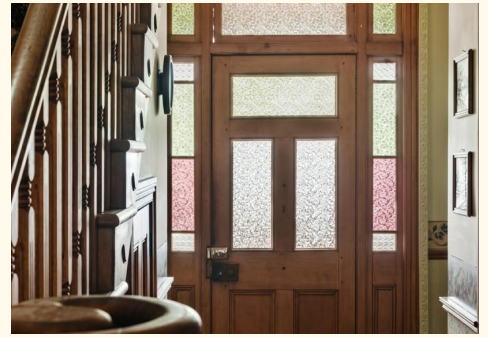
Property ID	MB7HEZ
Property Type	House
Land Area	724 m2
Including	Air Conditioning
	Pool
	Spa
	Balcony
	Deck
	Outdoor Entertaining
	Built-in-Robes
	Remote Garage

**Gary Evenden 0411 966 001**

Sales Specialist â€“ Independent Contractor |  
gary@ljhookerct.com.au

**LJ Hooker Coolangatta | Tweed (07) 5536 5577**

5/100 Griffith Street, COOLANGATTA QLD 4225  
coolangattatweed.ljhooker.com.au | enquiries@ljhookerct.com.au





**Gary Evenden**  
**0411 966 001**

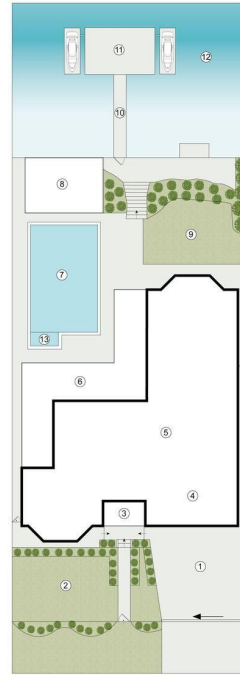
- SITE PLAN LEGEND**  
1. Driveway 2. Front Yard 3. Covered Porch  
4. Garage 5. Residence 6. Covered Deck  
7. Pool 8. Cabana 9. Backyard  
10. Ramp 11. Pontoon 12. River 13. Spa



Ground Floor



First Floor



Site Plan

**26 Ducat Street,  
TWEED HEADS  
NSW 2485, AUSTRALIA**

Internal Area: 431m<sup>2</sup>  
External Area: 45m<sup>2</sup>  
Total Area: 476m<sup>2</sup>

