

## Urangan, 16 King Street

### Renovated Beachside Weekender

A classically renovated worker's cottage such as this, so close to the Hervey Bay foreshore is fast becoming scarce in this current market in Hervey Bay so don't hesitate or you will undoubtedly miss out with this fabulous address just a stone's throw from the popular Hervey Bay foreshore.

As an investment property or the perfect weekend or holiday destination, this beachside home has enormous potential as an AirBnb opportunity so that you can enjoy your very own time amidst what would undoubtedly be a lucrative short stay accommodation opportunity.

Upon entering the home you will be met with the classic charm of the yesteryear with traditional polished hardwood floors. There is a real beach house feel about this home with its coastal colour scheme. A main living room plus dining area sits amongst the 3 bedrooms plus sleepout which would cater for any young family. The main bathroom

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**For Sale**

Offers Above \$900,000

**View**

By Appointment

**Contact**

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**LJ Hooker Fraser Coast**  
**07 4191 3500**

**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.

located centrally has been maintained and offers an opportunity for those looking to add their own personal touch to the home.

The kitchen sits off the living areas and immediately offers heaps in the way of storage.. A healthy and established stand of palms and native trees is the perfect Queensland setting to relax and take in the Sunday morning papers or celebrate afternoon gatherings with friends and family when they come to visit.

The home's recent renovation has this property as the perfect beachside weekend or holiday destination for those looking to escape the rat race in Brisbane with just a short 2 1/2 drive from the city or a quick 2 hour flight from Sydney.

The property is a massive 1/4 acre in size (1,012m<sup>2</sup>) zoned as High Density Residential and is fully fenced the entire way round quality colorbond 6ft fencing and with the home having 2&ndash;street frontage there is brilliant vehicle access to all areas of the property including an amazing 15m x 10m colorbond shed offering excellent 3.3m high clearance doors to accommodate the tallest boat to the longest caravan.

Of course, it is the home's short 200m walk to the Urangan foreshore that is the greatest attribute of this fine property. Morning and afternoon beach swims with the family will become the norm when living at this address and is an opportunity for your family to experience what it was like for us all when growing up in Queensland before the advent of today's technologies.

Restaurants and Cafe's are also just a short walk of 180m away to catch up with friends and with Woolworths and Aldi just 5 minutes' drive, Stocklands only 12-minute drive and the Urangan Boat Harbour just 7 minutes away, you will be in one of the most conveniently positioned sections of the city.

The owners of this gorgeous property have relocated and a genuine desire to sell is certainly the situation. Priced to sell, you can ill afford to miss such an opportunity to attain your piece of beachside worker's cottage that is such a remarkable example of the history of this region.

Arrange your own private viewing of this home today by contacting the marketing agents LJ Hooker Fraser Coast.



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## More About this Property

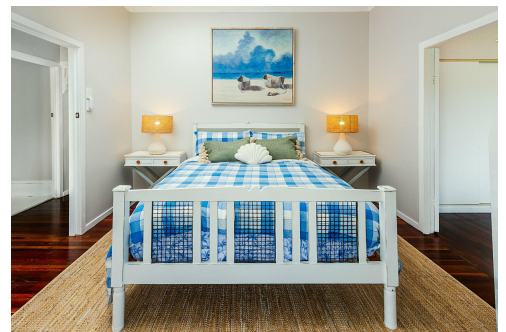
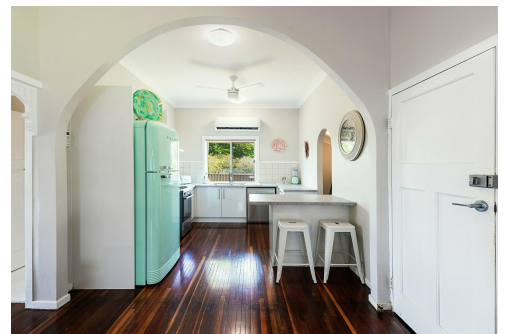
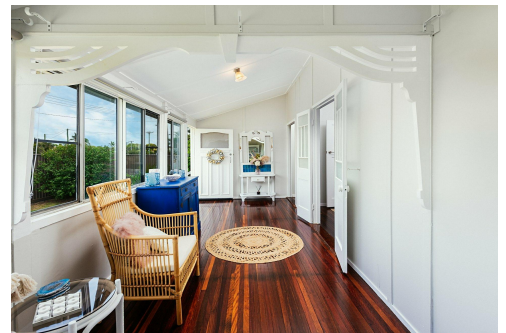
<b>Property ID</b>	AYWHXD
<b>Property Type</b>	House
<b>Land Area</b>	1012 m2
<b>Including</b>	Air Conditioning Outdoor Entertaining Fully Fenced

**Tony Sprake 0407 745 714**

Licensee | [tony.sprake@ljhooker.com.au](mailto:tony.sprake@ljhooker.com.au)

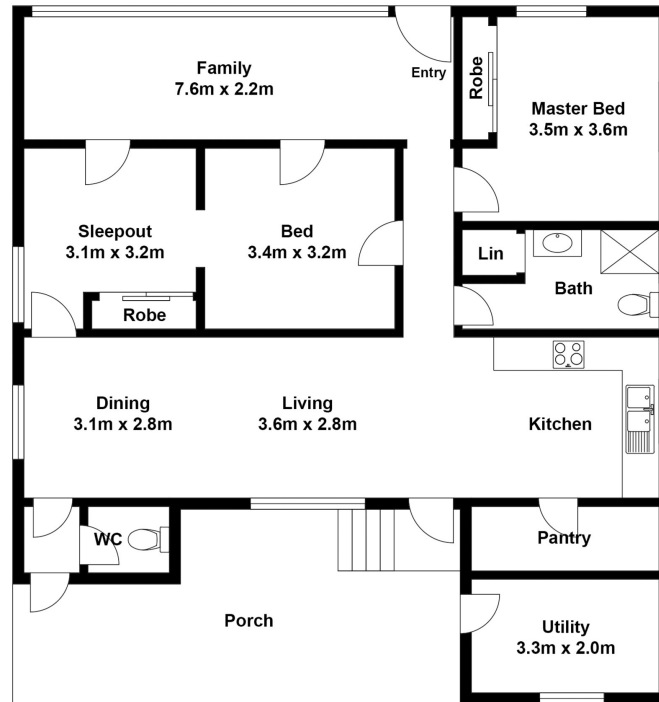
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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The service systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.