



Wondunna, 17 Heathland Avenue

UNDER CONTRACT | Truly One of a Kind

Welcome to your dream home nestled in the heart of the prestigious suburb of Wondunna. This exquisite 4-bedroom, 2-bathroom, plus a teenagers retreat, is the haven of luxury and comfort, offering land area of 2,001sqm, providing ample space for your family. With 4 car accommodation, theres room for all your vehicles and storage needs.

Right from the Entry Foyer, you will appreciate the finer details including the gas feature fireplace to the sensational Two Pac Kitchen with Caesarstone Benchtops. Opening the large sliding doors, bringing the outside in, exposing the living and family area to the amazing rural backdrop. Enjoy the large alfresco deck where you can entertain while watching the kids enjoy the pristine 9 x 3.5m swimming pool.

All four generously sized bedrooms feature air-conditioning and private deck access, guaranteeing comfort for all members of the family. The master suite features a walk-in robe and a luxurious ensuite, providing a private retreat for parents. The additional 3



For Sale
Please Call

View
ljhooker.com.au/APEHXD

Contact
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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.

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bedrooms are serviced by a modern, well-appointed bathroom, ensuring there is plenty of space for family and guests. The property has great side access leading to ample shedding, incorporating a teenagers retreat, complete with, living room, kitchenette, bedroom and a combined bathroom/laundry.

Key Features:

- 5kW Solar System
- Air-conditioning in all bedrooms plus living area
- 9 x 3.5 Narellan Swimming Pool with additional pool aid hoist
- Superb Sized 9 x 9 Shed with teenagers retreat/guest quarters
- Full Length Front Deck
- Large Double Door Front Entry
- 9ft High Ceiling
- Amazing kitchen with Caesarstone benches, gas oven
- The private master bedroom features air conditioning, a walk-in wardrobe, and an elegantly designed ensuite
- Three additional bedrooms all with air-conditioning, ceiling fans and built-in wardrobes
- Separate Media Room
- Internal laundry with direct external access
- Good Size Double Garage with amazing storage via a 5 sliding door cupboard
- Fully Fenced yard, ideal for pets of children
- Town water
- Septic
- Large 9 x 6 Elevated Covered Alfresco area with wheelchair access
- Exposed Concrete Aggregate Driveway with great side access to the rear of the property with electric gates
- House Size: 364 Sqm (Under Roof)
- Land Size: 2001 Sqm
- Caravan and Boat Parking
- Landscaped Gardens
- Quiet sort after Cul de Sac Location
- Immaculate Throughout

This property offers a serene lifestyle away from the hustle and bustle of city life and despite its tranquil setting, it is conveniently close to local amenities, including schools, shops, and parks, making it an ideal location for families.

This is more than just a house; its a home designed for entertaining and family living. Dont miss this opportunity to secure a piece of Wondunna paradise. Contact Glenn Barsby today to arrange a viewing.



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More About this Property

Property ID	APEHXD
Property Type	House
Land Area	2001 m ²
Including	Air Conditioning Pool Deck Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Water Tank

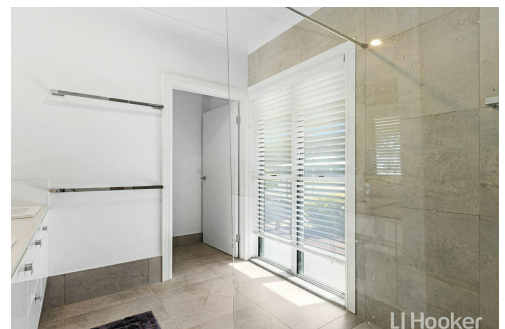
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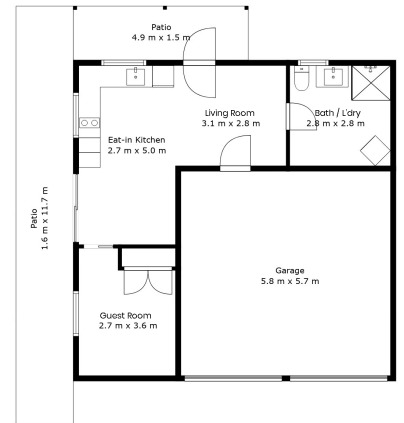
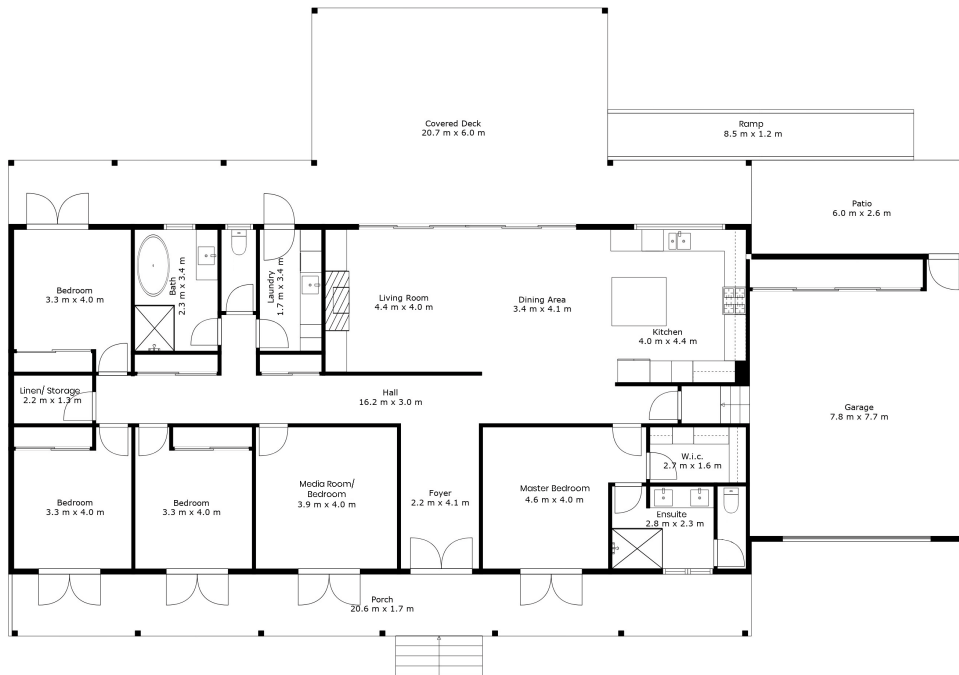
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THE FLOOR PLAN IS NOT TO SCALE, ALL FEATURES INCLUDED IN THIS 2D PLAN AREA FOR INSPIRATION PURPOSES ONLY.

THIS IS NOT AN EXACT REPLICA OF THE PROPERTY OR THE POSITION OF EXTERIOR ELEMENTS. PLANS SHOULD NOT BE RELIED ON. INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES