



26 Maple Court, Yandina

The Complete Package

Welcome to 26 Maple Court, Yandina - a stunning family home that perfectly combines comfort and modern living. This spacious property features four generous bedrooms plus study, providing ample space for the whole family.

The master suite includes a private ensuite, ensuring a peaceful retreat at the end of the day. With an additional well-appointed bathroom, morning routines will be a breeze for everyone. The heart of the home is the open-plan living area, which flows seamlessly into the dining space and modern kitchen. This layout is perfect for entertaining guests or enjoying family time. Outside, the expansive 780 sqm land area offers plenty of room for outdoor activities, gardening, or simply relaxing in the sun. The double garage provides secure parking and additional storage options.

Among the extensive list of inclusions, you will find:

- 4 Spacious Bedrooms all with ducted A/C, ceiling fans, built in robes
- Formal study separated from bedrooms for privacy.
- Master Suite complete with ensuite and generous Walk In Robe.
- Formal Lounge perfect for adult entertaining and home theatre.
- Stylish open plan, fully tiled dining/kitchen/living/games area.
- Main bathroom with oversized shower, 1.8m bathtub and stone

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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FOR SALE

Offers Over \$1,250,000

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AGENCY

LJ Hooker Mooloolaba | Mountain Creek

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 **LJ Hooker**

vanity tops.

- High ceilings (2.55m) throughout the home
- Immaculate kitchen complete with fridge plumbing and stone benchtops
- Double sliding doors opening out to rear fully tiled, undercover entertaining space incl ceiling fan and built in sound system.
- Large internal laundry with plenty of storage
- Fully ducted, reverse cycle air-conditioning throughout the home, plus ceiling fans in all rooms for perfect climate control year round.
- Ample storage throughout, including loft storage in the garage ceiling space
- Premium 10Kw Solar system plus solar/electric hot water service
- Remote double garage with internal access is perfect for the family cars
- Two bay shed plus guest room with own bathroom at the rear of the property (3 phase power, 15 amp points, separate board/safety switch) is the perfect place for extra vehicles or projects

Plus so much more...

All of this is within walking distance of the Yandina Township, local bowls club, the internationally renowned 'Spirit House' Restaurant, Yandina State School and sports fields, meaning amenities abound and are all within easy reach. And should you seek to be further afield, you are only 20 minutes to Coolumburra, 25 minutes to the Sunshine Plaza and under 30 minutes to Noosa Heads.

MORE DETAILS

Property ID	NWHZZ
Property Type	House
Land Area	780 m2
Including	Ensuite

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Floor plan is for illustrative purposes only, subject to variations and not to exact scale.
 Areas are approximate only and are subject to change.
 Buyers should make their own enquiries and consult the identification plan in the
 disclosure documents for further details. Floor Plan drawn by iPhotoreal Estate.



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