



1/419 Varley Street, Yorkeys Knob

## Tropical Vibes, Easy-Care Spaces, Endless Appeal

Rare, spacious and packed with lifestyle appeal &mdash; this three-bedroom, two-bathroom half duplex offers the kind of opportunity buyers don't come across every day.

Set on approximately 400sqm, the home delivers excellent separation, comfortable living and a private outdoor space designed for easy enjoyment.

The above-ground pool adds a relaxed tropical touch, creating the perfect spot to cool off, entertain or simply unwind at home.

Whether you are a first-home buyer, downsizer, investor or someone chasing low-maintenance living with extra space, this rare half duplex is one to put at the top of your list.

### Key Features:

- Spacious Living: With three generously sized bedrooms, each featuring built-in robes, you will have plenty of room for family and guests. The master bedroom boasts an ensuite for added privacy and convenience.

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### FOR SALE

Offers over \$599,000

### VIEW

By Appointment

### AGENTS

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### AGENCY

LJ Hooker Cairns Beaches

(07) 4059 0594

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LJ Hooker

- **Modern Comfort:** Stay cool year-round with split system air conditioning throughout the home, ensuring comfort no matter the season.
- **Entertainers Delight:** Step outside to your private backyard, complete with an above-ground pool—perfect for those hot summer days! The outdoor space also features a covered patio area, ideal for hosting BBQs or enjoying a quiet evening under the stars.
- **Family-Friendly Features:** The backyard is a haven for children, featuring a fun playset that will keep the little ones entertained for hours.
- **Practical Additions:** The property includes a garden shed for all your storage needs, and a well-maintained garden that adds a touch of nature to your home. Enjoy the benefits of solar panels, helping you save on energy costs while being kind to the environment.

#### Location, Location, Location

Nestled in the tranquil suburb of Yorkeys Knob, you will find yourself just a short drive from stunning beaches, local shops, and schools. Enjoy the convenience of nearby amenities while relishing the peaceful atmosphere this community offers.

#### Don not Miss Out!

This charming home on a 400sqm block is a rare find and is sure to attract a lot of interest. Whether you are looking to settle down or invest, this property checks all the boxes.

Contact us today to arrange a viewing and take the first step toward making this house your new home!

#### MORE DETAILS

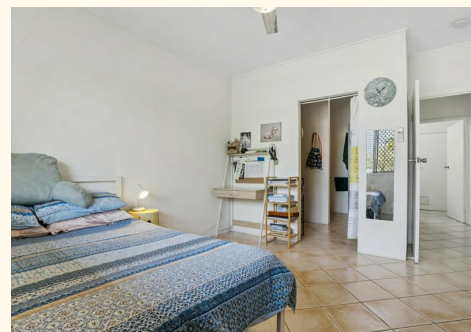
Property ID	U4WHSS
Property Type	DuplexSemi-detached
Land Area	400 m2
Including	Air Conditioning Pool Outdoor Entertaining Built-in-Robes Fully Fenced Solar Panels

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	1
<b>TOTAL:</b>	<b>155m<sup>2</sup></b>

## 1/419 Varley St, YORKEYS KNOB

ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. Floor plan by: [www.open2view.com.au](http://www.open2view.com.au)