

37 Morgan Street, Yorkeys Knob

## Embrace the Entertainers Outdoor Lifestyle!

If you have been chasing a home that feels like a permanent holiday - light, breezy and made for entertaining - this is the one. This beautifully appointed two-storey home in Yorkeys Knob captures that feeling perfectly - a place where everyday life flows with ease across 541 sqm of tropical ease.

Inside, soaring exposed-beam ceilings, timber-style floors and sunlit open-plan living areas create an immediate sense of space and connection that is perfect for daily living and sensational entertaining. The kitchen takes centre stage with rich ebony benchtops, a tiled splashback and generous storage - the perfect setting for quick family meals or lively home soirees.

Upstairs, your private escape awaits. The master suite spans the entire level, complete with an ensuite, two built-in robes and a good-sized balcony overlooking the pool. It is your quiet corner of the world - the kind where mornings are bathed in sunlight and evenings end with a nightcap under a sky full of stars.

When it is time to gather, this home truly shines. A massive undercover entertaining area overlooks the sparkling pool and timber

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### FOR SALE

Please Call

### AGENTS

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### AGENCY

LJ Hooker Cairns Beaches  
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LJ Hooker

deck - the ideal spot for BBQ cookouts, pool parties or lazy floats after a hard day's work. Enjoy total peace of mind as this property is fully enclosed, while the workshop shed (4m x 3m) and double carport provide space for your projects, hobbies.

With 6kW solar power and battery backup, you can enjoy lower energy bills and uninterrupted power, making life here both smart and effortless. This home offers everything you need to enjoy the best of beachside living .

#### Key Features:

- 3 Spacious Bedrooms: Each room offers built-in robes, ensuring ample storage for all your needs.
- 2 Bathrooms: Designed for comfort and convenience, making morning routines a breeze.
- Outdoor Paradise: Dive into your private pool or enjoy alfresco dining on the expansive deck. The low maintenance garden is perfect for weekend barbecues or simply soaking up the sun.
- 2 Car Carport: Plenty of space for your vehicles and outdoor gear.
- Energy Efficient: Equipped with solar panels plus battery to help reduce your energy bills.
- Comfort Year-Round: Stay cool in summer with split system air conditioning.

#### Location, Location, Location!

Yorkeys Knob is renowned for its stunning beaches and vibrant community. Spend your weekends at the nearby beach, or explore the beautiful local parks and golf courses. For those with young families, you are with walking distance to the local primary school, on a very family friendly street.

With everything you need just moments away, this home is not just a place to live a lifestyle!

Your outdoor oasis awaits, make it yours.

#### MORE DETAILS

Property ID	TZ2HSS
Property Type	House
Land Area	541 m2
Including	Air Conditioning
	Pool
	Balcony
	Deck
	Outdoor Entertaining
	Floorboards
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Solar Panels

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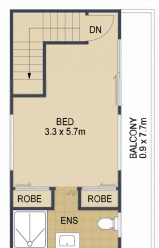
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FLOOR 1



FLOOR 2



## 37 Morgan Street, 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)