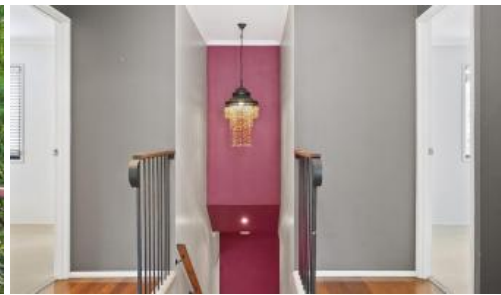




**4 Gull Close, Nambour**



**UNDER CONTRACT**





Set in an elevated spot at the end of a peaceful and private cul-de-sac this very chic split level home boasts a unique style, fabulous entertaining decks and a long list of enviable design features. A long standing leak in the ensuite was too long undetected and she needed a new bathroom floor, now she needs some TLC in the form of some painting, tiling and general cosmetic refreshing. She's got a lot of personality, set on a bushland block of 1846m2 complete with a summer stream, you'd be forgiven for forgetting you're so close to town and all the amenities.

A building and pest report is available for viewing at inspections and can be purchased from the inspector for a heavily discounted rate.

**On the Entry Level**

- A large deck with an impressive formal entry
- Polished timber floors
- Living room with potential to be an extra bedroom
- 2 big bedrooms with built-ins and a leafy outlook
- Family bathroom and separate toilet
- Suspended Carport
- Room for additional off street parking

**On the Lower Level**

 3
  2
  2
 

  
 1,846 m2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	54
<b>Land Area</b>	1,846 m2

**Agent Details**

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- Master bedroom with double ensuite and separate toilet
- Enormous timber entertaining deck suspended at tree height
- Large kitchen with plenty of bench space
- 900mm gas range with electric oven
- Walk-in pantry and large fridge space
- Very generous dining and living rooms opening to the deck
- Additional toilet and an internal laundry
- Not 1 but 2 offices with own entry for the home business
- Plenty of storage both internal and external

Ideally set up for the family with teens who need a separate living zone. It's equally well suited to the home based business needing its own separate entry, providing two separate work zones or an office and storage room/treatment room. Schools are in walking distance and there are plenty of great private schools nearby, transport, medical facilities, the Nambour Hospital, shopping and dining options are all just minutes away. Her location and private setting make it so easy to get around the Coast with ease then retreat back into your bushland hideaway when the working day is done.

If you are inclined towards landscaping there is so much more that could be made of the existing very attractive low maintenance grounds. There are some features of the home which could handle some cosmetic updating in time but an inspection will show you just how special this girl is just the way she is. What are you waiting for?

Distances:

Nambour Hospital: 2.9km

Nambour Train and Bus Terminus: 2.8km

Burnside State School: 1.2km

Burnside High and TAFE: 1.2km

Sunshine Coast Airport: 19km

Supermarkets: 2.5km

Cinemas and Dining: 3km

Inspection by Appointment.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.