

**147 Sylvan Dr, Moore Park Beach, QLD, 4670**



**House For Sale**

Thursday, 28 November 2024

147 Sylvan Dr, Moore Park Beach, QLD, 4670

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Tania Bunyan

## **Beachside Retreat: Charming 3 bedroom Home on 4000m2 at Moore Park Beach**

Experience the ultimate coastal lifestyle with this beautifully presented 3-bedroom home located on Sylvan Drive, Moore Park Beach, just steps from the beach.

The lower level boasts a spacious tiled living room, a kitchen with a brand-new oven and dishwasher, a dining area, two generously sized bedrooms, a main bathroom, a separate toilet, and a convenient laundry.

A stunning timber staircase leads to the upper level, where you'll find the expansive master suite featuring polished timber floors, a walk-in wardrobe, an ensuite, and charming French doors that open onto a private deck with tranquil garden views.

Set on a spacious 4,000m<sup>2</sup> fully fenced lot, the property is a lush retreat, complete with established trees, landscaped gardens, and multiple outdoor entertaining spaces. Enjoy evenings by the fire pit, dine alfresco in the outdoor dining area, or relax under the verandahs.

The property offers ample parking options, including an attached carport, a further separate carport, and a two-bay shed, with plenty of off road room for boats or caravans.

Additional features include:

New 6.6kW solar system with generator and battery plug-in and EV charging capabilities.

Air-conditioning in the living room and master bedroom, plus new ceiling fans throughout.

Recently upgraded plumbing fixtures, including toilets, taps, and laundry tub.

Moore Park Beach is a thriving coastal community with 19 km of golden sandy beach. The northern end of the beach has four-wheel driving access to fishing, crabbing and camping and the southern end is a popular swimming area with seasonal patrols by the Moore Park Beach Surf Lifesaving Club. Moore Park Beach maintains a natural environment with an abundance of mature trees and wildlife including birds, kangaroos and the beach is a nesting site for loggerhead sea turtles in the summer months. Moore Park Beach also offers all the essential amenities such as a shopping village with IGA supermarket, Doctor's Surgery, chemist, takeaway shops, bakery, gym, modern primary school and childcare centre, clubs such as Moore Park Beach Tavern and the Bowls Club. It is a 20-minute drive to Bundaberg CBD or 45-minute flight to Brisbane.

This property is perfect for those seeking a serene lifestyle, blending modern conveniences with natural beauty and outdoor living. Don't miss this opportunity to secure your beachside haven.

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