

SOLD



11 Samson Circuit, Caloundra West



## Must Be Sold!

The living couldn't be easier, this stylish family home in an established residential neighbourhood offers low maintenance living with plenty of room to store the big boys' toys, plus on a fully fenced 700m<sup>2</sup> block; there's room for a pool.

Single level, with a family-friendly floor plan; the home is complete with three bedrooms, two bathrooms, central kitchen, separate lounge, separate dining, media room, study/fourth bedroom, covered alfresco patio with outdoor spa, separate laundry, double lock up garage plus extra-high carport to accommodate caravan/boat, and dual gated side access.

6kW Solar power system, air-conditioning, ceiling fans, gas cooktop, stainless steel appliances, security screens, separate shower and bath in main bathroom, good storage, and a neat and tidy yard with fruit trees and tropical vegetation; are features that enhance value, liveability, and appeal.

 3  2  2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	1373

### Agent Details

Matt Glynn - 0404 315 066

### Office Details

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**code**  
PROPERTY GROUP

Just imagine soaking in the spa with a chilled glass of champers or a craft beer of choice, after a day in the office, not too shabby, indeed! The alfresco space is perfect for BBQ's, birthday parties, family reunions, and all your get-togethers and celebrations, as well as just quiet, private relaxation. If you have a boat or caravan - you can store under cover safely and securely.

Located in Caloundra West, within walking distance to local parks/playgrounds/reserves, Unity College, IGA, Bellvista Tavern and cafes; plus just a three-minute drive to Caloundra Road connecting you to major amenities and beaches, or west to the M1 to Brisbane - the location offers easy access to fully embrace the complete ' Sunshine Coast lifestyle.

Contact us today to arrange a private inspection, phone Matt on 0404 315 066.

- Family-friendly home in popular location
- Fully fenced 700m2 block, easy care garden
- 3 bedrooms + study, 2 bathrooms
- 2 separate living areas, central kitchen
- Private covered alfresco patio with spa
- DLUG + extra high carport for boat/caravan
- Double gated side access plus 6kW solar power system
- Low maintenance living inside & out
- Walk to local parks, shops, & Unity College
- Only 3-minutes' drive to Caloundra Road
- Motivated sellers; absolutely must be sold!

\*\* At Code Property Group, the safety of our team and our clients is paramount and as such we have altered many of our business practices due to COVID-19. We are no longer conducting open homes at any of our properties, but we are happily arranging private inspections to help you find your forever home or next investment. We have precautionary measures in place for this and we ask that everyone respects the required 1.5 metre distance from person to person.

Alternatively, we can offer you a virtual tour from the safety of your home. Please contact Matt on 0404 315 066 to arrange your inspection.

**\*\* Some furnishings are for illustration purposes only.**

*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.*