

SOLD



15 Churinga Street, Minyama



## Great Value Presents Great Opportunities

The opportunity now sits with you given the owners are committed to moving on to other adventures.

This perfectly located property boasting high visual exposure for the home based business (pending council approvals) also provides one of the biggest blocks in the area and backs onto the popular Jessica Park. This property is suitable to a wide range of buyers from families to home based business operators wanting to relocate and gain that all important exposure in a prime location.

The current set-up has the 4 bay garage converted to office space with an additional bathroom and toilet. The adjoining 3 bedroom home with large living area is very neat and tidy and will accommodate the growing family.

The property itself allows for numerous opportunities and we

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	432

### Agent Details

Ben Wilson - 0407 584 378

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
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**code**  
PROPERTY GROUP

know residential blocks of this size are now a thing of the past. Perched on 1,304m<sup>2</sup> you have plenty of room for the family to enjoy or to redevelop/extend the existing building on site.

Located close to the newly redeveloped Kawana Shopping Centre and numerous shopping outlets, medical facilities and public transport you are only minutes away from all amenities. You are also close to the Mooloolah River and the bike and walking trails leading back to Mooloolaba for a swim at the beach.

The owners are committed to selling and have invited offers prior, for consideration. Call today.

#### HOUSE:

- \* Large living/dining
- \* Fans throughout
- \* Kitchen
- \* Laundry with external access
- \* Separate toilet
- \* Spacious Bathroom through to master bedroom
- \* Air-conditioner in master bedroom and living room
- \* All bedrooms with Built in Robes
  
- \* Garage currently converted to office space with Air-conditioning
- \* Includes additional Shower and Toilet along with kitchenette
  
- \* Additional Shed in back yard - with lean-to carport and high roof
- \* Property backs onto neighbourhood Jessica park
- \* Garden shed.

*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.*