



FOR SALE

RENOVATED TRADEWINDS DUPLEX OVERLOOKING THE CANAL

Get ready to enjoy this lovely renovated duplex home overlooking the water. This is a beautiful home with three bedrooms, two bathrooms and an open plan living/dining/kitchen area and double garage. A particularly notable feature of this property is the side access behind secure gates for a caravan or motor home.

The home is located in one of the most sought after areas on the Island with the canal being close to the deep water of Pumicestone Passage. Nearby is the local shopping centre, parks, primary school and the Solander Bowls Club. The duplex next door was under contract as soon as it hit the internet so get in early for this one!

Recently renovated with a bespoke kitchen featuring granite benchtops, new porcelain tiles throughout, new bathrooms and laundry, ceiling fans, carpets and blinds, there is nothing to do here. The king size master bedrooms has its own en-suite and walk in robe and the other two bedrooms are of a good size with built in wardrobes.

Leading out from the living area is a large covered outdoor entertainment area and a new deck overlooking the water. A bonus for those who are keen on fishing or boating in general, is the 7 x 3 metre pontoon to moor your boat and is equipped with water, electricity, winch and recently re-carpeted.

Look at these additional features:

- Atrium
- Ducted air conditioning in the living areas
- Skylight in kitchen
- Reverse cycle air conditioning to the master bedroom and second bedroom
- Plumbed refrigerator space
- Timber blinds throughout
- 1.5 kw solar
- New hot water system
- 3000 litre water tank
- Two sheds

3 BED | 2 BATH | 0 CAR

PRICE:
\$698,000

OPEN FOR INSPECTION:
N/A



Geoff and Rose Tutt
0414230130
geoff@atrealty.com.au
www.atrealty.com.au