

**SOLD**

## SPACIOUS HOME IN THE HEART OF MAROOCHYDORE

A leisurely lifestyle calls at 149/19 Arwen St.

The spacious single-level brick and tile villa located in the secure Regents Landing complex, in the heart of Maroochydore, is just a few minutes drive from the Sunshine Plaza complex and beaches, and a gentle stroll will take you to the beautiful Maroochy River.

Open and light, a central atrium fills the open-plan living areas with sunshine, and bridges the interior with the bright, enclosed courtyard, for seamless indoor-outdoor living.

Security screens will allow you to keep the breezes flowing through the house, and air conditioning and ceiling fans mean you will never have to compromise on comfort.

A generous, carpeted living room opens onto the tiled central dining area with plenty of space for a large dining suite.

It opens directly onto the courtyard and sits within easy reach of the kitchen complete with ample bench space and large pantry.

The roomy master bedroom features a huge full-wall wardrobe and ensuite, with sliding security-screened doors opening directly onto the courtyard and blinds to allow privacy.

The equally-spacious second bedroom overlooks the patio, and features a generous wardrobe separating it from the well-proportioned main bathroom complete with bath tub.

A single lock-up garage means you can be assured your car is secure, and with the local bus stop just steps away, why not leave it there.

Ready to move in, you can enjoy this villa as it is, or put your own touch on your new home. The choice is yours.

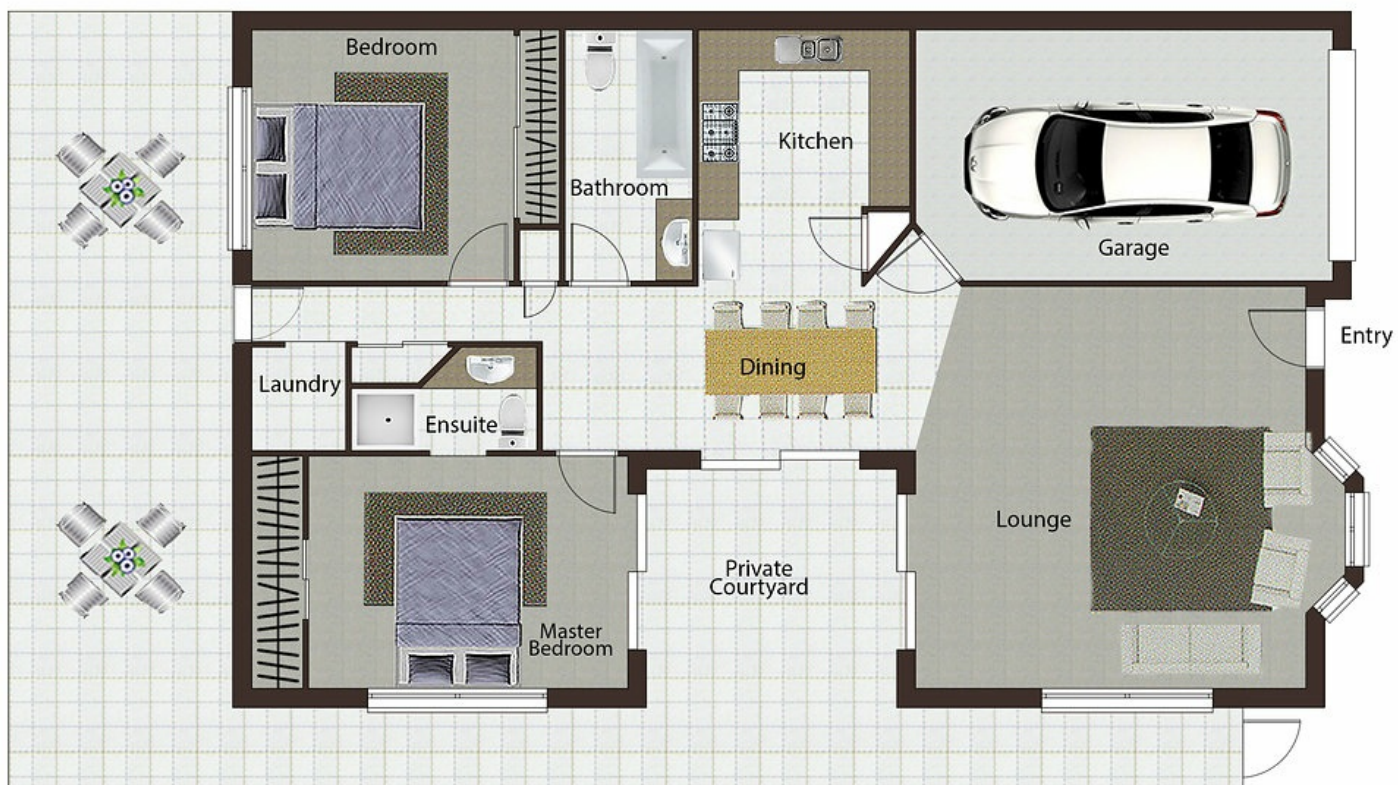
**2 BED | 2 BATH | 0 CAR**

**PRICE:**  
**\$340,000**

**OPEN FOR INSPECTION:**  
**N/A**



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Floor plan is for illustrative purposes only, subject to variations and not to exact scale. Areas are approximate only and are subject to change. Furniture not included. Buyers should make their own enquiries and consult the identification plan in the disclosure documents for further details. Floor Plan drawn by iPhotorealestate.

## 149/19 Arwen Street, Maroochydore

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.