



# FOR SALE

## PET FRIENDLY!! HIGH UP TO CATCH THE BREEZES!! YOUR DREAM HOME AT CALOUNDRA WEST WITH 2 BEDROOMS PL

This spacious home has been beautifully renovated with new paint throughout, new carpets and has been so well cared for, it looks like new inside and out!!

Bring your dog along, to this beautifully maintained and well appointed, SPACIOUS air conditioned home with 2 good sized bedrooms with built-ins and a VERY HANDY utility room/office/work shop OR Grand Children's sleep-out at the end of the carport! There's a huge open, carpeted, lounge room & tiled dining area, lots of large windows and lovely gourmet kitchen with plenty of bench tops and heaps of cupboard space. The home has the most amazing low care gardens and a cosy North facing verandah, stretching along the front of the home, where you can sit and soak up the winter sun with a nice hot cuppa or just laze and read a book!!! There is also a nice flat back yard for the doggy!

Buy the home and pay weekly site fee!!! SITE FEE IS ONLY \$117/WK FOR PENSIONERS/NEW START (means tested), OR \$182.00 NON PENSIONERS/NON NEW START

The carport is covered in, on all 3 sides, so the car is well protected from the weather. The home has both a separate toilet and laundry with huge, linen cupboard).

WHAT THE VILLAGE OFFERS: 2 beautiful swimming pools, one which is heated, B-B-Q area, NEW bowling green (competition grade) for social and competition bowls, putting green, bocce court, 2 community centres, craft centre with kitchen, wood-work workshop, games room with pool & darts & piano, library, hairdresser (Tues & Thurs). There are lots of organised fun things to do throughout the week, also 2 happy hours, so be as social as you would like!

There is NO stamp duty on the purchase. Site fee includes water, rates and use of all facilities and amenities in the village.

Enjoy the great sunny Caloundra lifestyle with beaches only 5 minutes away, including the closest, Golden Beach and Bulcock Beach with some of the best walkways, boardwalks and white sandy beaches in Australia! Town centre is also only 5 minutes away with cafes,

2 BED | 1 BATH | 2 CAR

PRICE:  
\$224,000

OPEN FOR INSPECTION:  
N/A



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