



# SOLD

## LARGE HOME WITH 1 BEDROOM PLUS OFFICE - BRING YOUR DOG AND YOUR BOAT!! AT "MAROOCHY SHORES" MAROOCHYDORE FOR OVER 50'S (EX. "GATEWAY LIFESTYLE")

FIRST TO SEE WILL BUY!!! Don't miss out on this unique, manufactured home in Maroochydore, right on the edge of the village looking out over the fields from the privacy of your back yard! At "Maroochy Shores" (Previously "Gateway Lifestyle").

This is a large air conditioned, 1 bedroom home with an office, separate dining area, large lounge room, separate toilet, large, extended main bedroom & a separate laundry. The back yard has a garden shed, enclosed orchid house and looks out over the privacy of the footy field ..... the most sort after cul-de-sac in the village (which means very little traffic too!!!).

### RESORT FEATURES:

This classy Resort has a beautiful swimming pool, BRAND NEW BEAUTIFUL functions room with yoga, Tai Chi, Qigong classes, a gym, library and B-B-Qs. The Resort also has its own restaurant with VERY reasonable prices AND...it's open for cooked breaky & coffee every day!! Within a short walk, the beautiful Maroochy River awaits to enjoy fishing, crabbing, kayaking, water sports or just stroll along the kilometers of scenic pathways! If you are a social person, there are Social Club activities too! A public bus stop is located at the front of the Resort. There is also a Courtesy bus to take you to Sunshine Plaza twice per week and free trips out to a special location once per month! The Resort is boom gate coded for security. Pensioners & New Start participants can claim a rebate of \$68..00/week on the site fee from Centrelink (see more below) .....

YES 1 DOG IS ALLOWED ON APPLICATION!! SORRY NO CATS (UNLESS CARE ANIMAL WITH DOCTOR APPROVAL)  
ROOM TO PARK 3 OR 4 CARS PLUS A BOAT  
NO RATES OR WATER CHARGES  
ONLY 100m TO BEAUTIFUL MAROOCHY RIVER!  
NO ENTRY OR EXIT FEES - NO COUNCIL RATES!!  
DISCOUNTED ELECTRICITY!!  
NO STAMP DUTY ON PURCHASE!!  
SELL ANY TIME WITH NO PENAL TIES!!

1 BED | 1 BATH | 4 CAR

PRICE:  
\$525,000

OPEN FOR INSPECTION:  
N/A



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