



FOR SALE

RENOVATED FAMILY QUEENSLANDER IN PRIME LIFESTYLE LOCALE

Seamlessly blending traditional character and charm with the contemporary Queenslander aesthetic and style, this impeccably presented four-bedroom family home offers a sublime environment with all the lifestyle benefits associated with this highly sought Shorncliffe address.

Impeccably updated for modern-day livability and functionality, the interiors introduce a contemporary floorplan highlighting the original Queenslander features of soaring ceilings, stained glass, hardwood floors, ornate panelling, and long central hallway with zoned family living and entertaining, including a separate family room and an expansive, north-facing open plan living and dining that incorporates light-filled interiors with a wall of glass doors that effortlessly move to the side to introduce the elevated alfresco decking space with outdoor kitchen, overlooking the sparkling inground pool. An elegant entertainer's kitchen offers stainless steel appliances, a family-sized island, and modern, clean lines of custom cabinetry.

Four well-presented bedrooms offer flexible family accommodations with ensuite to the main and central family bathroom completing the picture. Further notable features include a study nook, expansive ground-level storage, and secure tandem car parking set upon 405sqm (approx.) of beautiful private landscaped surrounds.

Council Rates: \$506 pq (approx)

THE SHORNCLIFFE LIFESTYLE...

Situated in one of Shorncliffe's most desirable locations, this superb residence offers the boundless appeal of a beachside lifestyle located only metres from the foreshore, with vibrant local cafes, eateries, and boutiques only moments away. Centrally positioned to take advantage of the nearby golf course and yacht club, the property offers easy access to public transport and quality public and private schooling options.

WHAT THE CURRENT OWNERS LOVE...

"We love the central location that puts us within a 2-minute walk of the foreshore where we take our walk around the cliffs, look out to Moreton Island and take in the spectacular sunsets. Being so close to the water, we grab our paddleboards and head in every chance we get. Any time of day, there's somewhere to go with the great local cafes, restaurants, and bars in the area. The

4 BED | 2 BATH | 1 CAR

PRICE:

Contact Agent

OPEN FOR INSPECTION:

N/A



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68 COTTON STREET, SHORNCLIFFE

This floor plan is for marketing purposes only. Dimensions and layout are approximate. Mountfort Media gives no guarantee or warranty over the accuracy of this plan.

INT: 129 sqm
EXT: 229 sqm
TOTAL: 358 sqm

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.