



**SOLD**

## GORGEOUS HOME AT LITTLE MOUNTAIN, CALOUNDRA - 5 MINUTES TO THE BEACH - FOR OVER 50S ONLY

This lovely, spacious, air conditioned home at Little Mountain, is perfect if you are ready for a sea change. Only 5 minutes to Golden Beach and Bulcock Street, Caloundra.

### FEATURES OF THE HOME

- Yes, you are covered by the Manufactured Homes Act for this home
- NEW Air Conditioning
- Carport for 2 vehicles
- Beautifully renovated with new stove top, new flooring, new oven, new clothes line, newly painted
- The kitchen has gorgeous wooden bench tops & loads of storage space
- Office nook
- 4m X 3m shed
- Open plan living
- Instant gas hot water system
- The Site Agreement features the safety of the Manufactured home Site Agreement under the Manufactured Homes Act.
- Right on the edge of Wattle Park

Close to major hospitals, all imaginable facilities, bus stop at front of village, convenience store & take-aways also at front of village.

Site Fee only \$133/week AFTER Centrelink Rebate for Pensioners, OR \$203.00 per week for all others. The only other charge is electricity!!! No rates or water charges. No entry or exit fees!! No penalties when it comes to selling!

### FEATURES OF THE VILLAGE:

- Boom gate code to enter village.
- Swimming pool
- 50m to bus stop & walking/bikeway (right at the front of village).
- 50m to convenience store, Bunnings & Chemist Warehouse

1 BED | 1 BATH | 2 CAR

PRICE:  
\$189,000

OPEN FOR INSPECTION:  
N/A



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