



**SOLD**

## QUAINT FAMILY HOLIDAY HAVEN OR BUILD YOUR DREAM HOME—JUST A SHORT STROLL TO BONGAREE BEACH AND CAFES.

Nestled in the heart of Bongaree, 12 Hill Street offers investors and home buyers an exceptional opportunity to secure a delightful beachside cottage with endless potential. Ideally positioned on a generous 622 sqm allotment, this charming 2-bedroom home combines 1950s beach shack vibes with modern conveniences, creating the perfect holiday haven for family and friends.

Contemporary features elevate the quaint residence with peace and comfort, including a refurbished white kitchen boasting ample cabinetry, benchtop space, and BlackButt timber floorboards. High ceilings, cedar blinds, and glass louvre windows provide fresh coastal air and natural light to the home's unique character and homely feel.

The main bedroom boasts a vintage retro wardrobe and a built-in dressing table. The room is sizeable enough for a king-size bed and side tables. While smaller, bedroom two offers multiple options, such as a double bed for extra guests or bunks for kids and small growing families that may call this their home.

A separate laundry/mud room conveniently at the rear door gives quick access to the hustle and bustle of a holiday lifestyle and a direct segue to the well-appointed bathroom.

Outside, a 4.5m x 7.5m x 2.4 shed offers secure parking and storage for the boat, van or camper. The rear of the yard is easily accessible via two-side access.

The property's desirable location is just a short stroll from the beautiful Pumicestone Passage and local amenities, including medical and professional services and many great dining options.

With a fresh coat of paint and a touch of your flair, this quaint home is ready to enjoy as is or can transcend into a stunning contemporary residence; the choice is yours.

It is a perfect opportunity to own a piece of Bongaree's beachside lifestyle. Contact Tracie on 0401091182 today to arrange a private inspection.

**2 BED | 1 BATH | 1 CAR**

**PRICE:**  
\$690,000

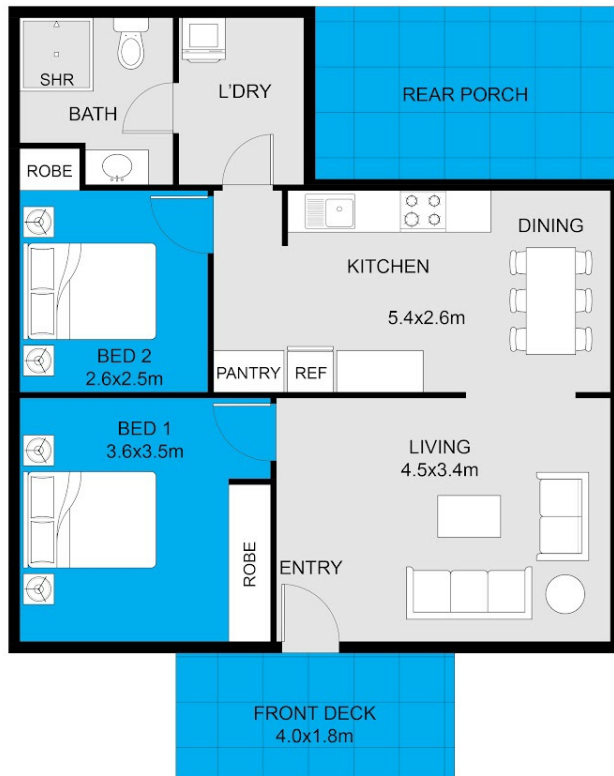
**OPEN FOR INSPECTION:**  
N/A



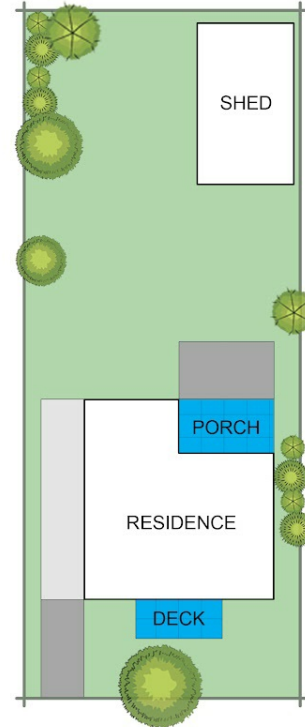
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**Bribie Island  
Properties**  
Tracie Robinson



**Floor Plan**



**Site Plan**

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representation of fact but must instead satisfy themselves by inspection or otherwise.

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.