



**SOLD**

## INCONSPICUOUSLY FANTASTIC HOME

This home has much more than meets the eye. For one, it is all one level, that's right, no stairs! And so many great features to this fantastic home.

High raked ceilings, modern and newly built home, with green views from a back yard that allows play and relaxation. An alfresco area with ceiling fans and in built BBQ area, compliments the the outdoor experience with a family sized pool.

Two living areas, a study, and so much natural light that fills the home, making it ambiantly comfortable.

All appliances are Reece quality and enhance some more features you would expect to make life easier such as a chefs pantry, separate laundry, ducted air conditioning, and larger than average double garage.

A huge 13.3Kw solar system completes this home, making it easy to live in. All combined with the friendly Peregians Springs community that has its own shopping precinct, lakes, parks and schools. Minutes to the patrolled sandy beach with its entertainment and night life precinct

Additional information  
Council Rates approx \$2200pa  
Body Corp \$363.50 per quarter  
Electricity 13.3Kw solar  
Larger than average double garage  
Waterfall feature in pool

Located within 10 minutes from Peregian beach and 20min to Noosa or Coolum. Dont miss this opportunity to live in one of the most desired communities on the Sunshine coast

4 BED | 2 BATH | 2 CAR

PRICE:  
\$1,485,000

OPEN FOR INSPECTION:  
N/A



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	4
	2
	2
<b>TOTAL:</b>	<b>251m<sup>2</sup></b>

## 11 Rosella Terrace, **PEREGIAN SPRINGS**

ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. Floor plan by: [www.open2view.com.au](http://www.open2view.com.au)



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.