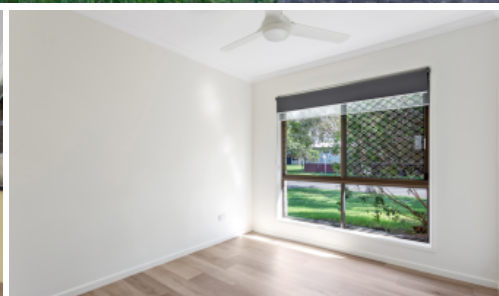


LEASED



83 Iluka Avenue, Buddina



## BUDDINA BEAUTY!

Located within walking distance to the pristine sands of Buddina Beach, our newest property plays host to the Sunshine Coast dream lifestyle. 83 Iluka Avenue is a three-bedroom, one bathroom, 1 car garage coastal oasis that has been partially renovated and is ready for you to move in.

When you enter this beachside brick home, you will notice the partially renovated spaces including the spacious kitchen, fresh paint, and new flooring. The kitchen marries perfectly with the original open plan design of the home.

The three bedrooms are generously sized, and light filled with built in wardrobes and ceiling fans.

The ocean isn't the only thing at the back door of this property! The backyard is home is a large fully fenced lawn and an established easy-care garden. At the front of the property, you

 3  1  1  579 m<sup>2</sup>

**Price** \$680.00 per Week

**Property Type** Rental

**Property ID** 2697

**Land Area** 579 m<sup>2</sup>

### Agent Details

Eliza Gregory - 0437 085 148

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
QLD, 4575 Australia  
07 5438 3444

will find a single lock up garage.

Located within an easy stroll to the beach, Buddina State Primary School (opposite), parks, dining, and Kawana Shopping world; this is a lifestyle location that is always highly sought after! The University Hospital precinct is only five minutes away, a massive employment hub that has created a huge surge in demand for properties in the Kawana region.

Features the code crew love:

- Three bedrooms with ceiling fans & built-in wardrobe
- Updated main bathroom with bathtub & shower
- Large kitchen with ample storage and bench-space
- Open plan living and dining space
- Single lock up garage
- Large fully fenced yard
- Close to shops, restaurants, and the beach

School Zones

Buddina State School

Mountain Creek State High School

## HOW TO INSPECT THIS HOME

1. Click Book Inspection
2. Follow the prompts

If there are no inspections available or the available inspection time slots are not suitable, please enquire below as more inspection times may be available in the coming week.

Code Property Group accept applications prior to you inspecting the property.

## HOW TO APPLY FOR THIS HOME:

1. Please head to the CODE Property Group website
2. Find the property of interest to you
3. Click the "APPLY NOW" button
4. Please fill in where indicated and follow the prompts

Please note anyone over the age of 18 that will be residing in the property, will be required to complete an application.

TO APPLY VIA VIRTUAL OPEN HOME:

1. Click and view the Video Tour above

If you cannot locate a video walk through, do not stress there is one on its way!

PLEASE NOTE, if you are applying for the property sight unseen, please read the terms and conditions in your tenancy application.

**\*\*Pets may be considered upon application - pending owner approval\*\***

Available date: 27/06/2024

Preferred lease term: 12 months

**\*\*Tenants pay 100% of power\*\***

**\*\*Tenants to maintain gardens and grounds\*\***

**\*\*Property is water compliant tenants will be charged for all water consumption\*\***

**\*\*Tenants are liable to check/confirm active & acceptable internet connection at the property PRIOR to applying\*\***

Inspections

Booking an open home is essential, please view our website at [www.codepg.com.au](http://www.codepg.com.au) - Click on Rentals - Click on the property you would like to view and 'Book Inspections'. Please ensure you register your details

OR

Private inspections available upon request

DISCLAIMER: The information regarding this property has been obtained directly from the owner, as such, Code Property Group does not guarantee or warrant the accuracy of such information. Interested parties should conduct independent research and due diligence to verify the accuracy of the information provided.

Code Property Group takes no responsibility for any errors or omissions and cannot be held accountable for any loss or damages incurred by any party as a result of the information provided.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*