



1 & 2, 37 Oomoo Street, Buddina



## The Essence of Beachside Elegance

Located on the northern side of Buddina, only 650-metres to miles of pristine sand and surf, is this high-end brand-new duplex pair, architecturally designed by Vioto, and custom-built by Realm Building Solutions; offering luxury beachside living that is ultra-low maintenance, ultra-desirable, and ultra-convenient.

A well designed floor plan facilitating excellent separation across two levels, each duplex comprises grand formal entry, four bedrooms, two fully tiled bathrooms plus powder room, study nook, office/fourth bedroom, well-equipped kitchen with Smeg and Bosch appliances, two separate living areas, upper balcony off master bedroom showcasing water views, private alfresco entertaining overlooking exclusive inground pool, separate laundry with direct access to driving courtyard, and double lock-up garage plus onsite visitor parking.

 8  4  4 

**Price** Contact Agent

**Property Type** Residential

**Property ID** 2935

### Agent Details

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### Office Details

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PROPERTY GROUP

Dressed to impress - the aesthetics are sleek and sophisticated, and the interiors exude soft coastal elegance. High ceilings, ducted air-conditioning, engineered oak flooring and wool carpets with premium underlay, LED lighting, stone benches including 50mm on island bench, soft close cabinetry, built-in BBQ on terrace, travertine tiling in alfresco and around pool, dual vanities and separate bathtub in ensuite, and professionally landscaped gardens with gate house at entry - are among the extensive suite of features.

A premium quality build with suspended concrete planter box at front, aluminium powder coated privacy screens at front and rear, and the finest of materials used in construction; further adds to value and appeal. Being brand new there will be no money needing to be spent or any works done around the property for many years ahead.

Just a short stroll to La Balsa Park and boat ramp; less than 10 minutes' walk to the beach and 15 minutes to the off-leash dog-friendly strip, 20 minutes' walk to Point Cartwright lighthouse reserve, 25 minutes to Kawana Surf Club with patrolled swimming; it's a water-lovers nirvana. It's also walking distance to Kawana Shoppingworld, cinemas, public transport, local parks/playgrounds, and Buddina State School.

Major hospitals, university, quality public and private schools, sporting/leisure amenities, the Sunshine Coast Airport, and Mooloolaba are within a 10-15 minute driving proximity; all the essentials and the fun stuff are right here or near.

Construction is currently underway with estimated completion date around June/July 2025, and both properties are available for purchase prior to completion. Beachside buyers seeking shiny new designer living that is easy to care for, easy to lock-and-leave, and exceptionally well-located, should contact Agent immediately to express your interest. Let the countdown begin...

- Brand new designer duplex pair with water views

- Architecturally designed & high-end custom-build
- 4 bedrooms, 2.5 bathrooms, office + study nook
- Sleek galley kitchen with Smeg & Bosch appliances
- Two separate living areas, one on each level
- Covered alfresco terrace with built-in BBQ
- Exclusive inground pool (one for each duplex)
- High ceilings, ducted A/C, premium fixtures/fittings
- DLUG + gatehouse, onsite visitor parking at front
- Walk to beach, river, parks, shops, bus, school
- Both 37a & 37b available for sale immediately
- Construction completion estimated June/July 2025

*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.*