

SOLD



11 Cottonwood Street, Meridan Plains



## Where the Living is Easy....

We all want a big slice of the easy life, right? Well, this immaculate family home in popular Meridan Plains, offers exceptional comfort and embraces the relaxed Sunshine Coast living perfectly, with inviting indoor and outdoor entertaining zones and a sparkling inground pool.

Complete with four bedrooms, office, two bathrooms, large central kitchen, three separate internal living areas, covered alfresco patio at rear, inground pool, plus DLUG, on a 718m<sup>2</sup> block with a fenced backyard. This style of family home is always highly sought after low maintenance, great floor plan offering versatility and separation of living, in a quality neighbourhood.

Presentation is pristine and features include: air-conditioning in master and rumpus, ceiling fans, security screens, dishwasher, gas cook top, abundant storage, attractive window furnishings,

 4  2  2

**Price** SOLD  
**Property Type** Residential  
**Property ID** 577

### Agent Details

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**code**  
PROPERTY GROUP

water tank plumbed into washing machine and toilets, and energy efficient solar power 5kva with 16 panels.

The decor is modern and neutral, complementing most furniture types, and in colours that have timeless appeal. With separate living areas, there is a space for everyone and a room for all occasions, from informal to formal the children can have their own TV room, parents their own lounge room, with a family room for all.

Well established landscaped gardens require minimal maintenance to keep looking good, and there is plenty of grassed area for children and pets to play...when not in the pool! It is a home where weekend BBQ's will be a regular occurrence, a home your children will want to bring their friends, and a home you will love returning at the end of each working day.

Located within the Meridan Plains College catchment, and within walking distance to Pacific Lutheran College, you have an excellent choice of highly regarded public or independent school options. The university is a 20 minute bike ride via cycle tracks, and the new hospital precinct, along with the Kawana CBD is just a few minute's drive, whilst the stunning beaches along the southern coastal strip are less than 10 minutes away! It is lifestyle 101!

Buyers seeking a wonderful lifestyle home in a location so close to major amenities, as well as the beach MUST inspect; serious sellers ready to sign immediate contract.

- Exceptional family home embraces easy lifestyle
- 4 bedrooms, 2 bathrooms, office, 3 living areas
- Large kitchen with dishwasher & gas cooktop
- Alfresco entertaining at rear, inground pool
- Air-conditioning, ceiling fans, good floor plan
- Solar panels, rainwater tank eco-friendly
- DLUG, fenced backyard, landscaped 718m<sup>2</sup>
- Quality neighbourhood, quiet & family-friendly

- Walk to bike/walking tracks and local parks
- Close to: Meridan College & Pacific Lutheran
- Just minutes' to university, hospitals, beaches
- Something for everyone...the good life is here!

*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.*