

SOLD



79 Roderick Street, Moffat Beach



## Elegant Beach House, Blue Chip Moffat!

Wow, what a makeover this classic Moffat beach-house has undergone from a lowset two bedroom besser brick shack to an elegant, chic double storey family home in a premium beachside location.

Over two levels the home is complete with four bedrooms, study/retreat, two bathrooms, two separate living areas, well equipped central kitchen, covered alfresco entertaining patio overlooking the fully fenced backyard, plus double carport.

The renovation and extension has a very fresh, beachy ambience, and the home is light-filled throughout; care and attention to detail has been paramount and no expense was spared in finishes and fit-out.

Features include: stone benches throughout, quality stainless steel appliances, gas cook top, ceiling fans, louvres for cross

 4  2  2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	653

### Agent Details

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**code**  
PROPERTY GROUP

ventilation, floating timber floors, and a well-designed floor plan to facilitate good separation of living.

Designed to embrace the amazing Sunshine Coast climate and lifestyle; you'll be able to walk to the beach for a morning surf or swim, enjoy a coffee and brunch at one of Moffat's popular cafes, and stroll home with ease. When not spending time down on the beach, invite friends over for a BBQ; pop the party ice in the esky, chill the drinks this is how we roll!

The garden requires minimal maintenance and is a good size for young children and pets to play; inside and out this is an easy care property with leisure the focus you will have more time to relax, entertain and indulge in the good life!

Located in Moffat Beach, Caloundra's most desirable beachside suburb, within walking distance to the beach, dining, and parks and just a few minutes' drive into Caloundra CBD with its many amenities. The University Hospital precinct at Birtinya is 10 minutes away, and you have a choice of public and independent schools within a 10-20 minute radius.

Owner has done an exemplary job with this outstanding renovation and is now ready to move onto the next project; creating an outstanding opportunity for you to live an exceptional beachside lifestyle in 2017 and beyond

- Stunning beach shack makeover!
- 4 bedrooms, study, 2 bathrooms
- 2 separate living areas + alfresco patio
- Well equipped kitchen, gas cooktop
- Light-filled, fresh beachy ambience
- Ceiling fans, stone bench tops
- Floor plan facilitates separation of living
- Fully fenced easy care block
- Walking distance to beach, cafes
- Just minutes to CBD, schools
- Blue chip beach-side suburb

- Owner ready for next project
- Invest in an exceptional lifestyle!

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