



36 Hayworth St, Point Vernon

CLEAN, TIDY AND LIVEABLE, HOWEVER SOME MAINTENANCE WORK IS REQUIRED, SEPARATE GROUND FLOOR AREA - GREAT HOME BUSINESS POTENTIAL E.G. HAIRDRESSERS.

* UNDER CONTRACT IN 24 HOURS FROM GOING LIVE ONLINE *

* PHOTOGRAPHS WILL BE AVAILABLE NEXT WEEK, UNLESS SOLD *

TWO, 5.6 & 3.8 WIDE SIDE ENTRANCES TO THE REAR YARD, IDEAL FOR BOAT, CARAVAN, TRAILER. POTENTIAL GROUND FLOOR ANNEXE, BUSINESS OPPORTUNITY or CHILD'S PLAY AREA / RETREAT.

RENT APPRAISAL \$320.00 PER WEEK.

Be Quick for This Sensational Opportunity !
Homes at this Price in this Sought After Suburb Are Becoming A Rare Commodity.

This Delightful Family Home Offers Numerous Opportunities Some of Which Include:

- * Live Upstairs, Ground Floor Air B & B or Vice Versa
- * Install an Internal Staircase to Make One Large Family Home
- * Ground Floor Home Business, Hairdresser, Massage, Dog Grooming Parlour S.T.C.A.
- * Teenagers Retreat or Granny Annexe

The Property Was Constructed in 1976 on a Land Size of 618 Sqm.

Ground Floor:

- * Double Garage

4 2 2 618 m2

Price	SOLD
Property Type	Residential
Property ID	846
Land Area	618 m2

AGENT DETAILS

Tony Stephens - 041 66 99 000

OFFICE DETAILS

Peregian Real Estate
041 66 99 000



- * Large L Shaped Room
- * Separate WC
- * Shower, New Vanity Basin and Tiled Floor
- * Large Laundry, Replaced Electric Hot Water Service
- * Sliding Door to the Rear Yard

First Floor:

- * Exterior Front Staircase and Deck
- * Living, Dining and Modern Kitchen
- * Three Bedrooms
- * Separate WC
- * Bath, Shower Tub Combo
- * Exterior Rear Staircase

Outside:

- * Garden Shed
- * Gazebo
- * New Colorbond Rear Fence
- * 3.8 Wide Right Side, 2.8 Wide Gates
- * 5.6 Wide Left Side

Age: 1976

Land Size: 618 Sqm

Local Area:

This Home is Situated in an Ideal Convenient Location with the Sensational Blue Coastal Peninsular Waters of Hervey Bay a Short Distance Away. Walk and Enjoy a Meal or Drink at Brew & View 149 Esplanade or at the Renowned Gatakers Landing Restaurant.

Go Fishing or Kayak from one of the Two Boat Launch Ramps Surrounding this Coastline or from the North Sandy Beach. Enjoy a Barbeque or Picnic in one of the Recreational Parks.

The Area has Local Corner Stores on the Esplanade, Murphy Street and at Point Vernon Plaza, The Medical Centre and a Pharmacy is in Murphy Street, Local Bus Services are Available.

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.