



## Charming Cottage Close to Noosa River

- Fully Furnished and ready for Occupation
- Elevated, Corner Block with North-East Aspect
- 5 Minute Walk to Noosa River and Marina

Rob and Racheal of Robert James Realty present this classic miner's cottage enjoys an elevated north-east aspect, situated in a quiet corner of a cul-de-sac in the Goodchap Estate on the Noosaville / Tewantin border.

Fully Furnished, immaculate and a beautifully presented home that will tug at your heart strings. This single level home is an ideal alternative to apartment living, is low maintenance and there are NO body corporate fees. Light and airy, open plan living with separate dining room featuring cooper louvers that alternatively could be utilised as a third bedroom should the need arise. Beautiful, polished hardwood floors throughout giving that feeling of warmth. An adequately sized kitchen and a fresh, white combination bathroom & built in laundry to the rear. The spacious master bedroom with queen sized bed and built in cupboard ar

## Under Offer!

Address : 32, Lake View Dr, QLD, TEWANTIN, 4565

Area : 425 per sqm

Bedrooms : 2

Bathrooms : 1

Car Space : 0

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Type : House

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re positioned to one side of the home and a second bedroom / study to the opposite side providing a touch of separation. French doors open from the kitchen to the large north-facing entertaining deck which overlooks the lush tropical, private garden. Should you want to widen the side gate, it would be an ideal for storage space for your tinny. Parking is made easy with a carport to the front which ensures internal access for all weather conditions. Previous renovations and polished timber floors create an Art Deco appeal and include a replaced roof, with bats installed, fence, reverse cycle air conditioning, fans, light fittings, deck and painting approximately 10 yrs prior.

A cute, comfortable cottage that would be perfect for the Retiree, First Home Buyer or as a holiday home for those wishing to spend some time in Noosa. There's potential for a permanent increase in size to 3 bedrooms by raising the house or extending, having the luxury of a relaxation on boundaries (subject to council approval), due to the corner position. Just a 5-minute parkway stroll to the River and Leisure Centre, with the Hospital only 260 metres away, and the Noosa Marina, Yacht Club, School and shops all within a 10-minute walk. Enjoy the weekend Marina markets and catch the water taxi which will take you right into Hastings Street. This delightful and appealing home won't last long!