



## A HIDDEN SURPRISE PACKAGE

Positioned in an elevated cul de sac which catches wonderful Lake Doonella breezes is this Surprise Package. From the outside you could never imagine what is behind these lush tropical gardens. You can't help but love this home, walk in and you get a calm feeling and don't know where to look first, so much to take in. First thing I noticed was the durable 14mm spotted gum timber floors that came from the Gympie Timber Mill, so rich looking, very much a welcoming factor. The home is very open plan with living, dining, family, but having the option of changing these rooms around to suit your personal needs, all area's have tv points so you can achieve this.

Kitchen is nearly brand sparkling new, QUALITY products have been used, Norwegian Granite bench tops, Miele gas cooktop, electric oven and dishwasher, soft close drawers, abundance of power points (you can never have too many in a kitchen!), shelf area with 2 USB points for mobile phones etc (great idea).

The kitchen overlooks all t

## UNDER OFFER WITH MARIE AT RJR

Address : 4, Olive Court, QLD, TEWANTIN, 4565

Area : 695 per sqm

Bedrooms : 3

Bathrooms : 2

Car Space : 2

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Type : House

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the open plan living and window has aspect out to the amazing out door area.

Off the kitchen is the laundry combined with huge cupboards to use as either a very large pantry or extra storage , laundry has roomy folding bench , fridge space, power points inside broom cupboard to charge your vacuums, they have thought of everything!!.

3 bedrooms all with built-ins, main bedroom with bay window, white plantation shutters, main can accommodate a king size bed with bedside tables, renovated ensuite, shower with seamless glass screen, recessed mirror cupboards and display shelves. Bedroom 2 fits queens size bed and is adjacent to the renovated main bathroom, stone vanity top, large shower with something a little different, a glass seamless barn type sliding door looks so good. 3rd bedroom with white plantation shutters is currently used as an office with built in cabinetry , 2 work stations all set up for your computers, (easily converted back to a bedroom).

Now the best part of this property, from kitchen/dining walk out to this jaw dropping impressive covered alfresco area that is huge (7.8m x 6.6m), high fly over roof allowing in the breezes from the lake.

Current owners spend all their time out here, like an extended room of the home, accommodating lounges, tables etc, make this area your own private paradise and overlooks the inviting plunge pool, with roman step at one end to sit, relax, and have a cool drink on our hot sunny days. In Winter the alfresco area catches the warm morning sun.

There is a mile long of all the great extra's that come with this property:- access to the front of the property to accommodate a good size caravan, boat etc at side of yard, ducted air conditioning zoned to rooms, ceiling fans in every room, brand new 270L solar hot water tank, 8 solar power panels, 10,000l rainwater tank, combination of crimsafe & diamond grill security screens to all windows and doors (small cat/dog door in crimsafe sliding screen door out to the back patio) under one side of the home is great storage with concrete pad, (stays as dry as a bone), 695 m2 land.

There is so much more I could tell you about all our local amenities, walk ways along a variety of park reserve area's which go either way to Tewantin or Noosaville and down to Lake Doonella, but come and have an inspection and you can see everything for your selves.