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REALTY



11 Riley Street Urangan Qld

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Don't miss this opportunity to secure your piece of paradise in one of Hervey Bays' most popular bayside locations of Urangan, easy walking distance to the popular Hendo's takeaway and café, Urangan central shopping centre and Aldi's, Golden Chicken, KFC and McDonald's, the botanic gardens, esplanade, beach and iconic Urangan pier.

This charming home is not your standard build and has its own character. Thoughtfully positioned on a large 732m2 allotment, allowing clear side access and ample space to accommodate large RVs, caravans and boats, making it the perfect home base to return to between your nomadic travels with the potential to add value.

This is the first time this craftsman-built home is being offered for sale. You will immediately note the feature brick walls - some of which came from a ship's ballast and were hand-laid by the current homeowner, a retired bricklayer, adding to this emotional sale.

11 Riley St Urangan features: -

- A 732m2 allotment with a solid brick home within walking distance of essential amenities
- Three spacious bedrooms with ceiling fans and built-in wardrobes
- The bathroom includes a shower, bath, vanity and a toilet
- An open-plan living and dining room with high vaulted ceilings and air conditioning
- The kitchen includes an electric stove and features ample bench and storage space
- The expansive verandah to the rear makes a great outdoor entertaining
- A detached studio with power and water connected that will suit a range of purposes

- The laundry is located outside under cover with a storage room to the side
- A single carport and space to accommodate large caravans and boats

Opportunities to purchase homes in the price range and location are rare and always in high demand - so don't miss this opportunity?

Contact our team NOW to arrange your private inspection or a video call walk-through - you will only be disappointed if you miss this one!

NOTE: Property boundary lines are shown as approximate/indicative only in associated images - please refer to survey plans for full details.

DISCLAIMER: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our vendors, and as such, Mitchells Realty makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps, and images are representative only for marketing purposes.

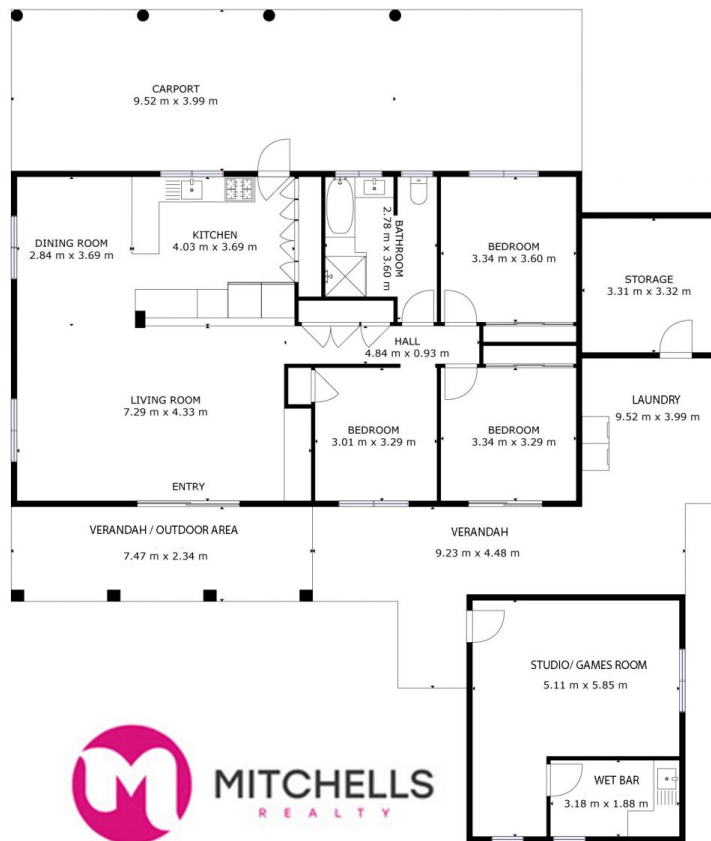
Price : \$ 520,000

Land Size : 732 sqm

View : <https://www.mitchellsrealty.com.au/property/11-riley-street-urangan-qld/7895727>



Scott & Katrina Mitchell
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FLOOR 1

GROSS INTERNAL AREA
 EXCLUDED AREAS: PORCH : 29 m², PATIO: 25 m², CARPORT: 38 m²
 TOTAL: 141 m²
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

