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REALTY



## 62 Pantlins Lane Urraween QLD

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This lovely inner suburban oasis was completed in 2022 and is positioned on a spacious 619m<sup>2</sup> corner allotment, adding to the sense of space. Enter and be welcomed by an array of quality appointments, with stylish vinyl planks and remote window roller blinds throughout the open, light-filled design. Enjoy the fusion of classic lines and modern finishes that create something special with an intuitive and creative floor plan.

Located in the popular and centrally located suburb of Urraween, offering the lifestyle and convenience that comes with having Hervey Bays CBD and essential amenities all just minutes away including shopping centres, hospitals, university, golf course, Esplanade, and the beach.

62 Pantlins Lane, Urraween, features: -

- A spacious 619m<sup>2</sup> corner allotment with quality Hedges Construction home (built 2022)
- Four spacious bedrooms, all with ceiling fans and built-in robes
- The main bedroom includes split system air conditioning, a walk-in wardrobe, and a lavish ensuite
- The lavish bathroom includes a shower, vanity, and a toilet
- A stylish kitchen with a large island preparation bench and breakfast bar, beautiful stone benchtops, loads of storage, and a butler's pantry with two sinks
- Quality appliances include an induction hot plate with a rangehood, an oven and a dishwasher, plus plumbing provision for refrigerators with water filters and ice makers
- A vast open-plan living and dining area with reverse cycle split system air-conditioning
- An additional lounge or media room with reverse cycle split system air-conditioning

- The laundry offers ample bench and storage space
- An oversized double garage with a remote panel lift door and direct internal access
- A fantastic North-facing alfresco outdoor entertainment area
- A sparkling heated inground Magnesium swimming pool
- Side access to the approximate 6 x 4 metre shed with power connected
- A large 8.6kw solar power system
- A remote sensor watering system for the ever-green lawns

Homes of this calibre offering these features in this location are always in high demand - so don't miss this opportunity!

Contact our team now to arrange your private inspection or 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.

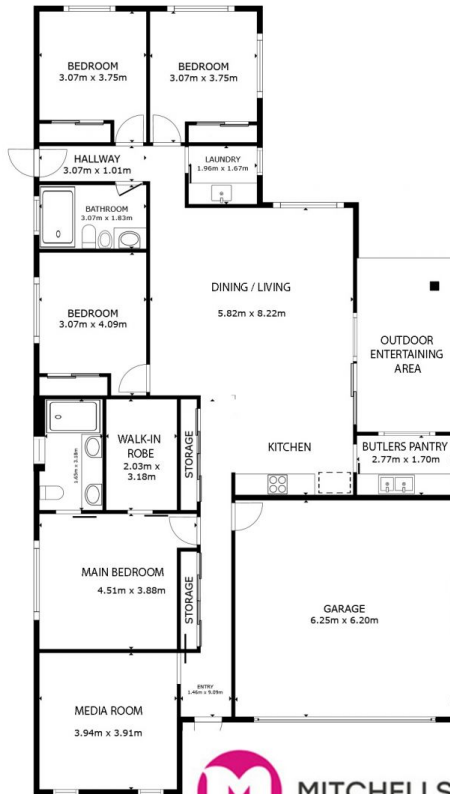
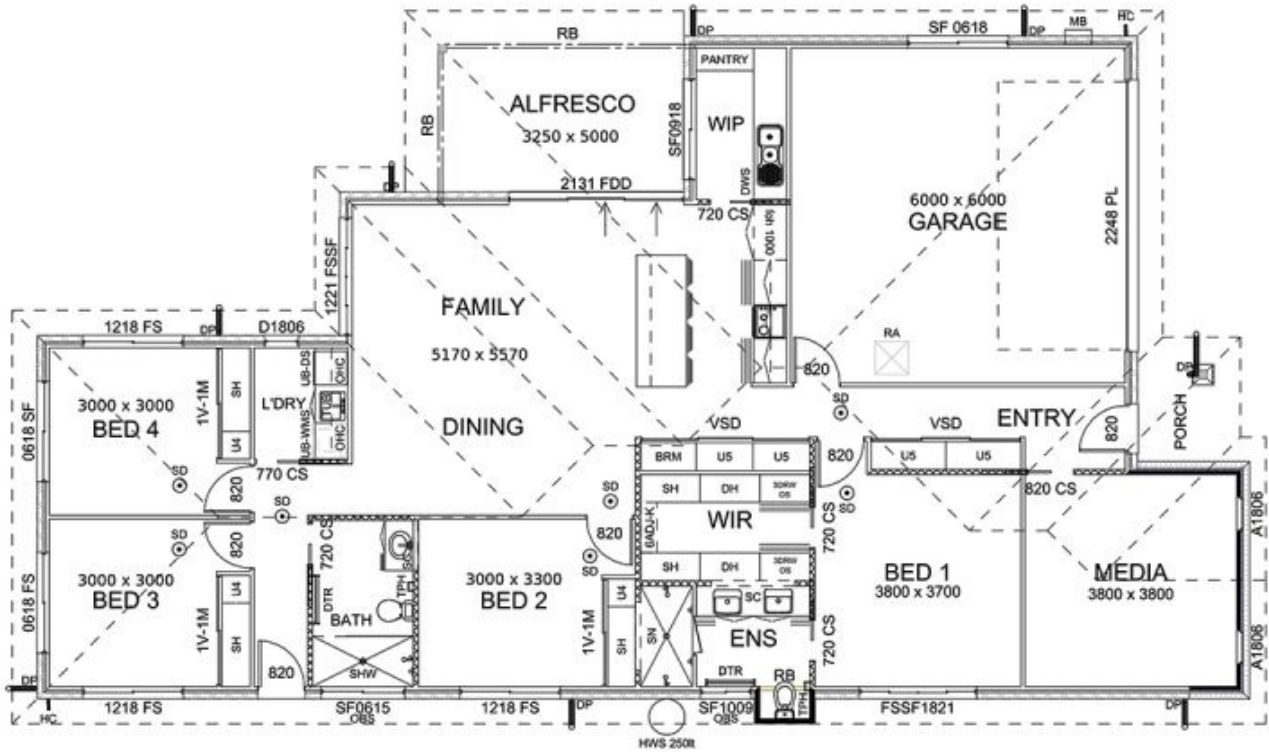
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**Price** : \$ 850,000  
**Land Size** : 619 sqm  
**View** : <https://www.mitchellsrealty.com.au/property/62-pantlins-lane-urraween-qld/8112281>



**Scott & Katrina Mitchell**  
**0428 484 499**





### FLOOR PLAN

GROSS INTERNAL AREA  
 FLOOR PLAN 158.2 m<sup>2</sup>  
 EXCLUDED AREAS : GARAGE 38.8 m<sup>2</sup> PATIO 14.5 m<sup>2</sup>  
 TOTAL : 158.2 m<sup>2</sup>

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

