



16 Mahalo Road Booral QLD

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This lovely home is enviably set on an elevated 2008m² allotment in the popular bayside location of Booral. This is where you will enjoy the lifestyle that comes with being only minutes away from the River Heads boat ramp and Ferry services to world heritage-listed K'gari - Fraser Island. You can launch your boat and access the Great Sandy Straits and the Mary and Susan Rivers, a fishing, prawning and crabbing paradise.

All that, and you have the convenience of being only minutes away from local convenience stores and a short drive to Hervey Bays' thriving CBD and essential amenities, including shopping centres, schools, hospitals, golf courses, cafés, restaurants, Esplanade, and the beach.

Generous yet classically refined, this quality GJ Gardener home is a statement of style. From the moment you walk in, you will be captivated by this beautiful home's grand spaces and striking details, which flaunt enviable, innovative, classic design and style.

16 Mahalo Rd Booral features: -

- NOTE - This property fortunately WAS NOT affected by the recent flood/storm event
- Elevated 2008m² allotment with quality GJ Gardener home completed in 2018
- Four spacious bedrooms, all with ceiling fans, built-in wardrobes and air conditioning
- The main bedroom includes reverse cycle, split system air conditioning and a large walk-thru wardrobe into a lavish ensuite and offers direct access out to the outdoor entertaining area
- The bathroom includes both a bath & shower plus a vanity, and there is a separate toilet

- The Kitchen features a large island bench with beautiful stone bench tops and a breakfast bar offering loads of storage space, plus a walk-in pantry with fridge space and plumbing
- Quality appliances include a freestanding 900 electric oven with a 5-burner gas cooktop and rangehood plus a dishwasher
- Vast open plan living and dining area with reverse cycle, split system air conditioning
- A separate lounge/ media room
- A study or home office and retreat
- A fabulous alfresco outdoor entertaining area under the main roof with shade blinds and an expansive extension with an insulated roof
- The laundry leads off the kitchen and provides direct access out to the clothesline
- An oversized double garage with a remote panel lift door and direct internal access into the home
- Clear side access to the 6 x 7 metre shed with an awning to the front and power-connected
- A separate shed shelter and plant/potting area plus a 22,700 litre (5000 Gal) rainwater tank
- There is also ample space to accommodate large caravans and boats
- This home already has building approval to add a pool if desired
- 5Kw solar power system and gas hot water system
- Beautiful, established, low-maintenance gardens

There is nothing left to do except enjoy the style that comes with this home, and properties like this are always in high demand, so don't miss this opportunity!

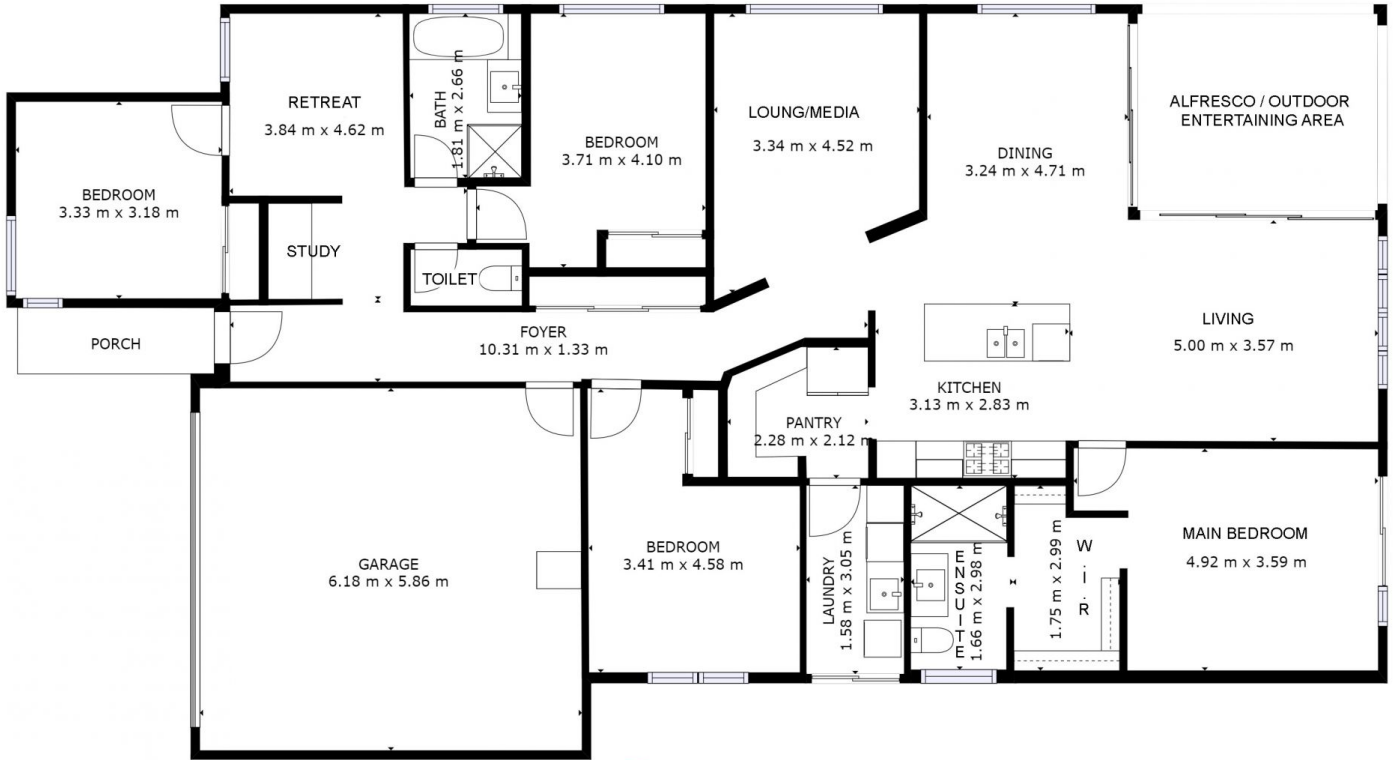
The sellers have committed to purchasing another home and are calling for an immediate sale. So, contact our team now to arrange your private inspection or FaceTime walk-through. You'll only be disappointed if you miss this one...

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Price : Offers From \$950,000-
Land Size : 2008 sqm
View : <https://www.mitchellsrealty.com.au/property/16-mahalo-road-booral-qld/8219406>



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GROSS INTERNAL AREA
 FLOOR 1: 168 m², EXCLUDED AREAS:
 PORCH: 16 m², GARAGE: 36 m²
 TOTAL: 168 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

FLOOR 1