



**17 John Street Scarness Qld**

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Don't miss this rare opportunity to secure your piece of paradise in Scarness, one of Hervey Bay's most popular beachside suburbs. The sellers have purchased another property and have reduced the price for immediate sale!

This is where you will enjoy the lifestyle of living within walking distance of the popular Scarness Beach shopping precinct, which includes The Beach House Hotel, Enzos on the beach, and other popular cafes and restaurants along this strip of beautiful esplanade and beach.

This beachside oasis is perfectly positioned on an elevated 701 m2 allotment and was not affected by the recent storm event. This modern, stylish home was completed in 2016 and has been designed around capturing the prevailing sea breezes with the coveted North / South aspect, allowing light and air to fill the home naturally.

17 John Street, Scarness, features: -

- NOTE - This property fortunately WAS NOT affected by the recent flood/storm event
- An elevated 701 m2 allotment NOT affected by the recent storm event
- A modern, stylish home, completed in 2016 and refurbished with plantation shutters and quality appointments throughout
- Four spacious bedrooms, all with ceiling fans and built-in wardrobes
- The main bedroom includes a ceiling fan, reverse cycle split system air-conditioning, a walk-in wardrobe and a lavish ensuite with a double basin vanity, a shower, and a toilet
- The bathroom features a shower, vanity and bath, plus a separate toilet

- The kitchen features a large island preparation bench and breakfast bar with loads of storage and a butler's pantry with a sink
- Quality appliances include a four-burner gas hot plate with a rangehood, double ovens, and a dishwasher
- A vast open-plan living and dining area with reverse cycle split system air-conditioning
- A fantastic alfresco outdoor entertainment area and deck under the main roof
- A sparkling mineral inground swimming pool surrounded by established tropical gardens
- A separate media room
- A dedicated home office with built-in cabinetry
- A separate retreat/living area with reverse cycle split system air-conditioning
- The laundry is located at the rear of the garage and features utility storage space
- An oversized double garage with a remote panel lift door and internal access
- A 6 kW solar power system.

You also have the convenience of being only minutes to the thriving Hervey Bay CBD and essential amenities, including Woolworths, Pialba Place shopping centre, Fisho's Tackle World, Hervey Bay RSL Club, Stockland's, Bunnings, hospitals and the Hervey Bay Golf Club.

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Contact our team now to arrange your private inspection or video call walkthrough - 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.

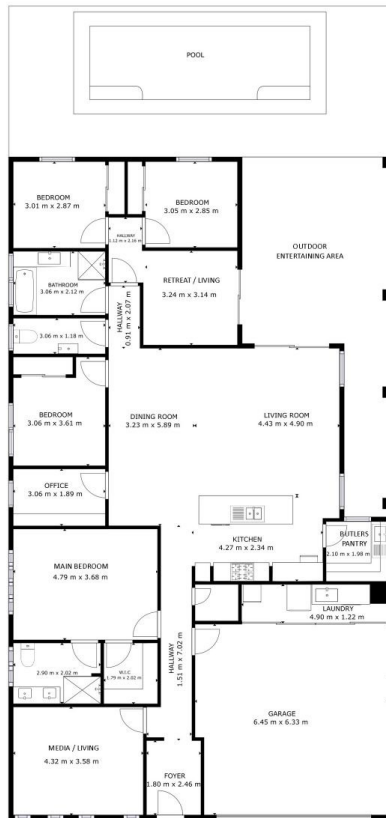
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**Price** : Under Contract \$997,500-  
**Land Size** : 701 sqm  
**View** : <https://www.mitchellsrealty.com.au/property/17-john-street-scarness-qld/8306281>



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GROSS INTERNAL AREA  
 FLOOR 1: 197.92 m<sup>2</sup>  
 EXCLUDED AREAS: GARAGE: 42.71 m<sup>2</sup>, PATIO: 58.61 m<sup>2</sup>, PORCH: 43.5 m<sup>2</sup>  
 TOTAL: 197.92 m<sup>2</sup>  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

