

2a Illawong St, Buddina, QLD 4575

For Sale

House 4 2 2



River Views, Rare Position, Real Potential.

Ethan Forbes & Paul O'Brien of LJ Hooker proudly presents 2a Illawong Street, Buddina. This property presents a rare opportunity in one of the Sunshine Coast's most tightly held and sought-after coastal pockets.

Open for Inspection

By Appointment.

Positioned in the heart of Buddina's Golden Triangle, this property offers the perfect blend of lifestyle, land value, and future potential. Whether you're looking to landbank, renovate, or build your dream home, this is one of those opportunities that simply doesn't come around often.

Set on a prime parcel just moments from the Mooloolah River, Point Cartwright, and La Balsa Park, the location alone does the heavy lifting here. Morning walks along the water, surf at nearby beaches, and everything the Buddina lifestyle is known for, it's all right at your doorstep.

The existing dwelling offers immediate usability or rental income while you plan your next move. For those with vision, the block presents outstanding potential to renovate, extend, or completely redevelop into a high-end coastal residence in a blue-chip position.

With limited stock and consistent demand in this tightly held pocket, opportunities like this are quickly recognised and even quicker to move.

Key Features:

- Prime position in Buddina's tightly held Golden Triangle
- Moments to La Balsa Park, Point Cartwright & Mooloolah River
- Comfortable, liveable dwelling with holding income potential
- Excellent opportunity to renovate, rebuild, or landbank
- Flat, usable block with strong future upside
- Walk to beaches, cafes, parks, and local amenities
- Short drive to Kawana Shoppingworld, schools, and major infrastructure
- Blue-chip coastal location with long-term growth appeal

Contact Ethan Forbes on 0429 703 480 or Paul O'Brien on 0427 859 399 to arrange your inspection today.

Disclaimer: We've taken every care to ensure the information presented is accurate and sourced from reliable materials; however, no guarantee is provided.

Listed By

Paul O'Brien

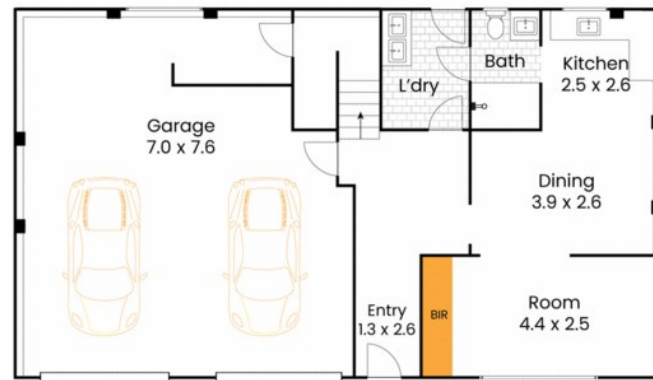
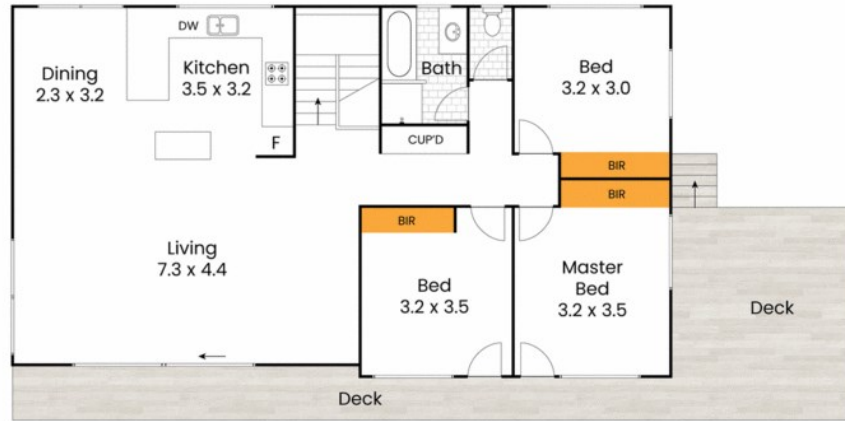
Paul O'Brien

Mobile: 0427 859 399

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Floorplan



Approx House Area 224m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, the measurements of doors, windows, room and any other items and structures are approximate, and no responsibility is taken for any error, omissions or misstatement. Bathroom and kitchen fittings, door types, cupboards and appliances are illustrated as tokens and approximate to the actual fitting installed. This plan is for illustrative purposes and should be used as such by any prospective buyer

2a Illawong Street, Buddina

LJ Hooker + **Team Forbes.**
Caloundra | Aura