

16 Marina Ave, Boyne Island, QLD 4680

Sold - 29/09/2022

House 3  1  1 



## Big Deck - Great River Views

This charming cottage with large deck is in an elevated position overlooking the beautiful Boyne River. If you are looking for something with a bit of character and charm then make sure you put 16 Marina Ave Boyne Island on your list to view.

**Open for Inspection**

By Appointment.

The exterior of the home has undergone a facelift with a fresh coat of paint and the bathroom has been fully renovated. The large wrap around deck is perfect for our Queensland life style and provides a great extension from the living area for your outdoor living space. Your eyes will be drawn to the great aspect and view of the river and enjoying the large deck area.

Features include:-

- Large wrap around verandah with river views
- Open plan air conditioned living and dining area
- Kitchen with upright stove and ceramic cook top - double pantry
- Timber hardwood flooring throughout the living and bedroom
- 3 bedrooms, all with fans - one bedroom with air conditioning and two with built in robes
- Beautiful spacious modern bathroom with shower over bath, vanity and toilet
- Access from rear side verandah to rear yard and under the house
- Laundry with large storage areas to the side of the garage with tilt door
- 2nd outdoor area under the deck
- Fenced and gated 607 m2 block with low maintenance yard
- A small change to the landscape would allow for off street parking adjacent to the driveway which would be ideal for those with a boat or caravan

Whether you are looking to make a permanent sea change, or wanting a vacation home to escape to at weekends, 16 Marina Ave just might fit the bill.

Boyne Island and Tannum Sands are a twin town community on the coast 25 minutes south of Gladstone. Be like so many others that pop into our beautiful area for a holiday and then decide to move and make it their home.

If you can not make the upcoming open homes, call Jenny to arrange your personal inspection.

### Listed By

Jenny Branthwaite

