



**PRICE GUIDE:** \$1,285,000.00

Area: 728 m2

## Mooloolaba Dreaming

Waterfront homes in Mooloolaba are always in demand for a great reason, it's simply the best lifestyle money can buy.

Moondarra Crescent is one of the closest streets by foot to the Esplanade yet is tucked away and only takes local traffic so is nice and quiet, just the way you'll love it.

The home is a wonderfully big boned property and is ideal to either enjoy as is or raise the bar on the home to whatever standard you desire. The main living zone is perfectly open planned and has gloriously high pitched ceilings as well as a great view over the waterfront and pool. There's another living room that's ideal for either more intimate lounging or would be a great kids zone.

Lifestyle is unlike any other. There's a boat ramp for ocean access or just a leisurely paddle, it's an easy stroll to shops, cafe's and glorious beaches too.

The outlook is superb too, straight up a canal junction meaning you'll get plenty of privacy too which is quite rare for a waterfront home.

Absolutely priced to sell, don't miss out and forever regret not jumping on this one



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**ARTIST'S IMPRESSION ONLY:** While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. **Floor plan by:** [www.realestatefloorplans.com.au](http://www.realestatefloorplans.com.au)

39 Moondarra Crescent, MOOLOOLABA 

|                     |                         |
|---------------------|-------------------------|
| LIVING :            | 192 m <sup>2</sup>      |
| PATIO/PORCH :       | 51m <sup>2</sup>        |
| GARAGE :            | 39m <sup>2</sup>        |
| <b>TOTAL AREA :</b> | <b>282m<sup>2</sup></b> |

