



27 Hardy Ave, Ocean Shores



The Antidote to City Life

Immerse yourself in a natural lifestyle in North Ocean Shores. This charming 1930s Queenslander is situated on a pristine waterway in one of Ocean Shores' most coveted streets.

The sprawling 1712m2 property enjoys a stunning, waterfront position, adjacent to the Billinudgel Nature Reserve. Surrounded by serene bushland, teeming with wildlife and adorned with native established gardens, it is a private oasis, perfect for relaxation or play.

Entry to the property is through a fully enclosed sunroom, leading through to the central living room. Three bedrooms all with built-in robes lead off from here. Walk on through to the open-plan kitchen/dining area with plenty of space for family dining. The kitchen features stone benchtops, a dishwasher, an island bench and plenty of storage. Screened bi-fold doors lead out to an expansive timber deck with stairs that flow down to the backyard and direct creek access.

The three-bedroom Queenslander home was relocated in 2014 from Parkview Avenue, Wynnum, QLD. The property has been meticulously maintained and, with a DA in place to expand the property by enclosing downstairs and adding a further two bedrooms, a bathroom, a huge rumpus room, linen cupboard and laundry. Making it ready for its next owners to add their personal touch.

Just a short stroll to the local primary school or to the surf at South Golden Beach, the location is convenient yet private. The vibrant hub of Byron Bay is just a 15-minute drive and you can be at the Gold Coast Airport within 30

3 1 4 1,712 m2

Price	SOLD for \$1,450,000
Property Type	Residential
Property ID	1265
Land Area	1,712 m2
Floor Area	113 m2

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minutes.

Features

- 3 bedroom 1930s Queenslander fully re-wired, plumbed and restored
- Polished timber floors, original lining boards, and 11ft high ceilings
- All windows are fully screened, including the large bi-fold doors onto the deck
- Family-friendly bathroom layout with separate toilet & sink, full-size bath and shower
- Plenty of storage with built-in robes in all bedrooms
- DA in place to enclose downstairs and add 2 further bedrooms, a bathroom, a rumpus room and a laundry
- Town water plus 2 x 10,000-litre water tanks which run shower, bath, toilet, washing machine & hoses
- 1712m2 of idyllic parklike grounds with waterfront
- Teeming with wildlife and native established gardens
- Rolling lawns down to the water's edge, perfect to play or relax
- Direct water access for all water sports, kayaking, canoeing, stand-up paddle boarding ... you name it!
- Double garage for car parking and watercraft
- The home was not affected by the 2022 weather event

This represents a rare opportunity to secure a nurturing slice of paradise in this blue-chip location. Call Todd and Gary to arrange a private viewing today.

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