

Sold



50 Cooya Beach Road, Cooya Beach



## Outstanding Home in Both Quality and Value

This family sized home offers incredible value and features.

Some of the features you will love @ 50 Cooya Beach Road:

- 1000m2 fully fenced yard with side access and a new shed with power.
- 4 large bedrooms all with storage and 3 with new air-conditioning
- 2 bathrooms, with the main bathroom offering separate toilet room and a separate bath & shower room, with a central wash basin. Perfect for families and guests.
- Landscaped low maintenance gardens including assorted veggie patches.
- A swimming pool with shade cover adjacent to the entertaining area.
- Security screens on every window and new LED lighting throughout.
- 20 solar panels (7.5KW system), new gas cooktop and new oven.
- Freshly painted inside and out, with new eco fans throughout.
- New cool under foot, laminate flooring in all bedrooms.

🛏 4 🗺 2 🚗 2 📏 1,000 m2

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	883
<b>Land Area</b>	1,000 m2

### Agent Details

Callum Jones - 0437 981 195

### Office Details

Port Douglas  
1/32 Macrossan St Port Douglas  
QLD 4877 Australia  
07 4099 5550



An air-conditioned, 'L-shaped' living and dining area with a central kitchen works beautifully in creating both space and family interaction.

Living flows out to the large, covered patio which is just perfect for entertaining – enjoying the tropical lifestyle whilst overlooking the great swimming pool.

The master bedroom is one of the largest you will find, complete with an impressive ensuite, walk-in robe and great airflow. The guest rooms are also spacious, with built-ins and new air conditioning exists in all but one of the rooms.

Size matters and with an incredibly rare 1000m<sup>2</sup> parcel of land there is loads of room for the family. Ideally a new, standalone, shed with power awaits at the entrance to the side yard and double gates provide perfect access for trailers, boats and caravans.

This home is ready for your family and promotes tropical living. This property is immaculate and has been looked after as new by the sellers who are only selling due to work relocation.

Located just 10 minutes' drive from the Port Douglas turn-off and 5 minutes from the Mossman township, you are ideally based for schools, supermarkets, shops and restaurants, whilst having the benefits of living in a close knit, safe, yet easy going community.

Contact Callum Jones to inspect on 0437 981 195 or  
[callum@theagentportdouglas.com](mailto:callum@theagentportdouglas.com)

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*