

FOR SALE



## 22 Pinaroo Street, Battery Hill

Nestled in a tranquil cul-de-sac just over 1km from the iconic Dicky Beach, this stunning single-level family home offers an unparalleled blend of privacy, space, and comfort. Designed with entertainment and convenience in mind, this beautifully renovated property features a low-maintenance lifestyle that takes full advantage of its elevated position and lush surroundings.

The heart of the home is the expansive 45sqm outdoor alfresco area, offering a perfect setting for year-round entertaining and tranquil garden views. This space overlooks a sparkling heated magnesium pool and an

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Price: CONTACT AGENT

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expansive, fully landscaped 808 sqm yard. Whether you're hosting a barbecue or unwinding after a long day, this outdoor oasis has everything you need.

Inside, the open-plan family living and dining area seamlessly flows from the modern kitchen, creating a harmonious space for family gatherings and relaxation. The contemporary 2-pac kitchen is equipped with a waterfall stone benchtop and premium appliances, making it a chef's delight.

The flexible floorplan provides additional options, including a study or a fourth bedroom, catering to the needs of a growing family. The master bedroom offers a chic ensuite and ample storage, while the remaining bedrooms are well-sized with built-in wardrobes and ceiling fans. The main bathroom features a frameless shower and a standalone bath for a touch of luxury.

Beyond the impeccable interiors, this home boasts a wealth of additional features, including timber shutters, air-conditioning, and Crimsafe security screens throughout. The 9.9kw solar system underscores the commitment to sustainability, while the intercom system enhances security.

With a prime location just a short distance from Caloundra Golf Course, multiple primary and high schools, and within walking distance to Dicky Beach, this property is ideal for families. The oversize garage includes additional workshop/storage space and in-roof storage, while the expansive driveway offers ample parking for a caravan and multiple vehicles. Side-access adds further convenience.

Don't miss your chance to own this unique beachside family home. See you at the open home!

**\*Disclaimer:** Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the

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