

ELDERS. SELL WITH EXPERIENCE

When you rent, buy or sell a home with Elders Real Estate, you're tapping into more than a hundred years of experience. That's year upon year of refining everything we do - and why the Elders experience is a better experience. Contact your local Elders agent today.

Experience. **Elders** Real Estate

ELDERS NAMBOUR

Shop 6, 186 Currie Street

Nambour Qld 4560

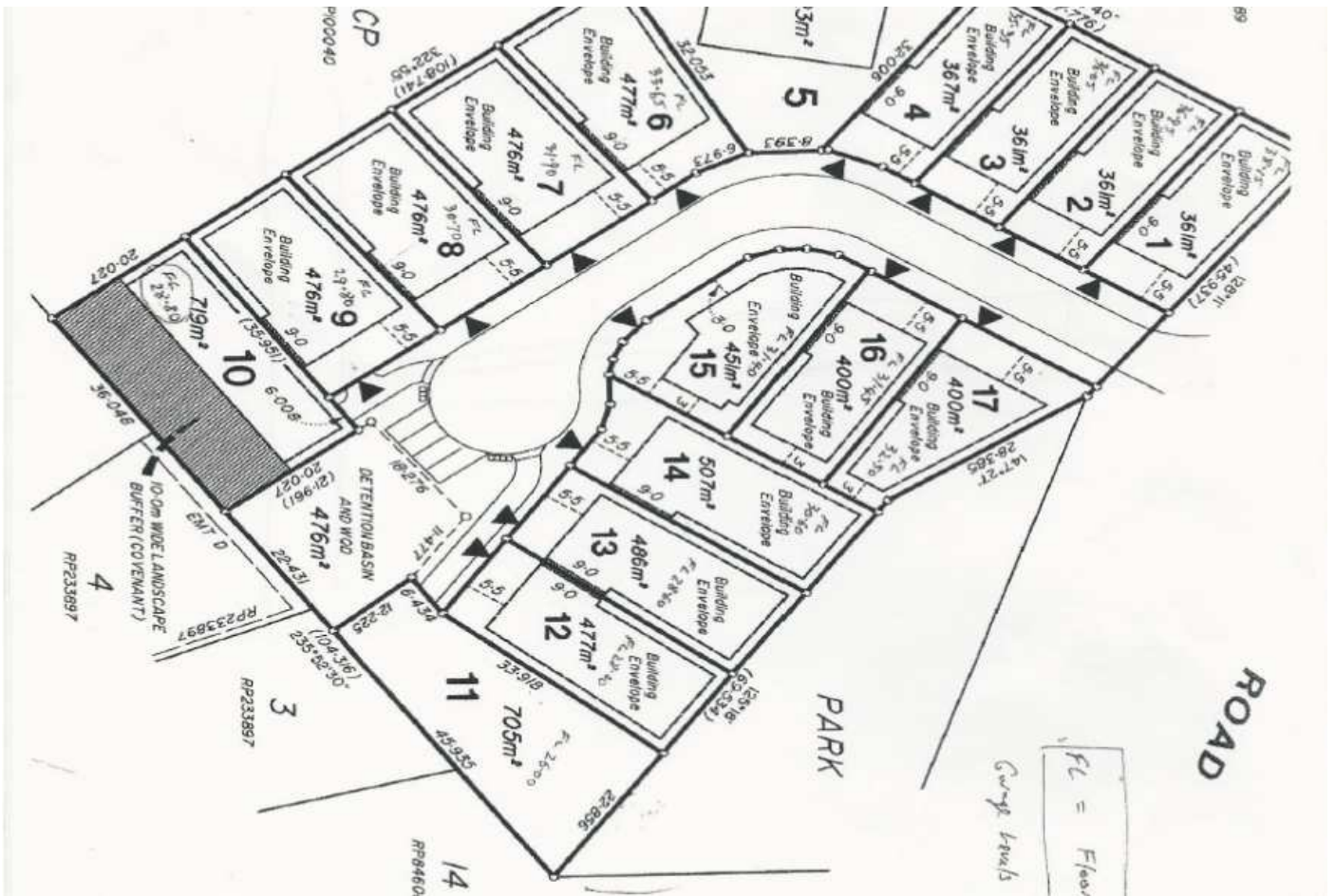
07 5441 5442

eldersnambour.com.au



Like us on
Facebook

<https://www.facebook.com/>



82 Caloundra Road, Little Mountain

Contact—Jake Calvi 0434 260 425

Resort style living at its finest! Live in, or profit frWhy pay a fortune for holidays year after year, when you can have your very own piece of resort style paradise on the beautiful Sunshine Coast.

his property is perfectly positioned with only a short walk to the pristine beaches of Mudjimba, and only a 2 minute walk to the nearby shopping village, which has a doctor’s surgery, a hairdresser, restaurants and a school.

his 3 bedroom Townhouse is situated in a pet friendly, gated and secured Pacific Paradise Resort. It is newly renovated with brand new carpets, kitchen appliances and stone bench tops throughout.

The open planned design allows the modern kitchen to flow through the combined dining and lounge area that overlooks the peaceful canal where you can relax with family and friends. The upstairs master bedroom also has views of the canal from your own private balcony, so you can get away and enjoy the peace and tranquillity away from it all.





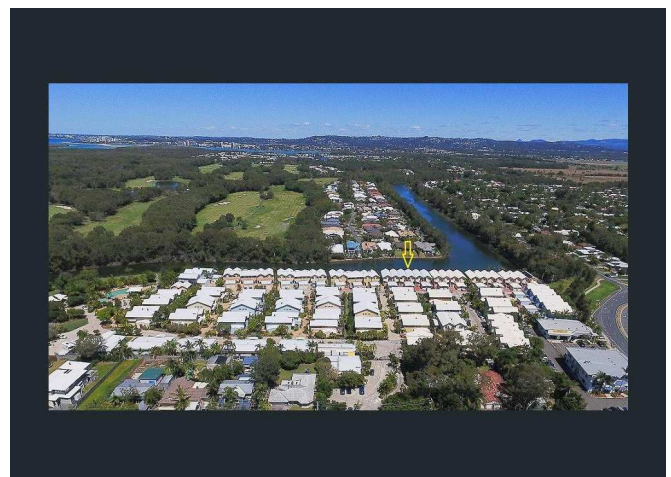
35 151/153 Mudjimba Beach Rd, Mudjimba
Offers over \$475,000

Resort style living at its finest! Live in, or profit from excellent rental returns!

- Main bedroom has a large ensuite with spa bath.
- Second bathroom upstairs and a separate powder room downstairs.
- Secure and private patio overlooking the canal.
- Resort tennis court, swimming pool and golf putting green.
- On-site restaurant and communal barbeque area.
- Management team on-site, plus a guest reception.
- Lock-up garage with ample storage cupboards and extra parking.

Please call today to book an inspection to suit you.

Jake Calvi—0434 260 425





7 Klinain Street, Coes Creek

\$374,000

This lovingly cared for single level brick home is located in a private pocket in Coes Creek within easy reach of all amenities and consists of:

- 3 bedrooms with an extra-large master
- 2 way bathroom with separate toilet
- Well-appointed tidy kitchen and dining
- 2 separate living areas

Single car accommodation with extra off street parking
Insulated with security screen to all windows and external doors.

This home is surrounded by beautiful gardens on a very private 1,35m2 lot, and it is within easy reach of schools, shops, hospitals, public transport with the Coasts famous beaches a short drive away.





**MOTIVATED VENDOR
SELLING TRANQUIL HAVEN
WITH
TWO PRIVATE HOMES ON 2 ACRES**

**67 Mount Eerwah Road
Eerwah Vale
\$720,000 neg**

The main residence has 4 bedrooms, rich with timber details and features:

- Open plan living and dining with country style kitchen
- Wide verandas overlooking the sparkling in ground pool
- Solar hot water and power
- Double carport and lockable shed

The second residence consists of:

- 2 bedrooms with built-ins
- Air conditioning and solar hot water
- Super spacious and secluded deck
- Double lock up garage



ELDERS ID 10932991

LOUISE TAYLOR 0407 765 002





**LARGE NEAT FAMILY HOME
ELEVATED CULDESAC LEAFY
NORTHERLY ASPECT ABUNDANT
STORAGE SECURE YARD**

**2 Jane Court, Nambour
\$395,000**

Perched high in the heights of Nambour .

- 4 robed bedrooms, 2 bathrooms
- 2 generous living spaces and dining area
- 3 air conditioners
- Recently renovate bathroom & laundry
- Plenty of lockable storage space downstairs
- Double tandem garaging
- Fenced, flat yard
- Covered outdoor deck adjoining upstairs living area with fabulous views.
- Super neat tenant in place.

ELDERS ID 11082908

STEVE MILLER 0414 780 289





AMAZING !
TRIPLE LEVEL TIMBER MANSE
SO CLOSE TO BUDERIM VILLAGE
OCEAN VIEWS

- 5 bedrooms, 3 bathrooms
- Environmentally consciously built
- Large internal spa
- Many living options on 3 levels
- Coloured glass features
- Combustion heater
- Wrap around verandas
- Exquisite tropical garden
- Double carport—3 water tanks

17 Parle Crescent, Buderim
Offers Over \$799,000



ELDERS ID 7298980

STEVE MILLER 0414 780 289





PRIVATE ACREAGE READY FOR NEW OWNERS!

82 Collins Road, Ninderry
\$570,000



- 3 generous bedrooms + office/study
- 2 bedrooms with built-in robes
- Master with walk in robe and ensuite
- 10 acres (approx.) - 2 Dams
- Private bush setting, bitumen driveway
- Large separate shed/workshop with power
- Easy access to highway and rail
- Close to sports fields and Yandina market
- 2 car accommodation

ELDERS ID 10627431

PETER FLINT 0409 263 814





Modern family home that will cater your needs

- Large 4 bedroom home
- Short drive to University of Sunshine Coast & beaches of Mooloolaba
- Set in a family orientated neighbourhood close to schools
- Modern style kitchen overlooking, dining, lounge and outdoor patio
- Land Area 450 m²
- 2 Bathrooms & Double Garage

ELDERS PROPERTY ID 11755673

Jake Calvi - 0434 260 425

6 PEPPERMINT CRESCENT, SIPPY
DOWNS
\$465,000





39 PRINGLE ROAD, ROSE-MOUNT

Offer over \$450,000

Scenic View with all the Extras

- 1970's home sitting on 1,305m²
- 3 bedrooms situated upstairs and the master opening out onto the north facing veranda
- Newly renovated bathroom & toilet.
- Downstairs consists of 1 bedroom, toilet & shower with an open plan bar, poolroom that can easily be converted into dual living
- Security system, 3,000L water tank, 350L water tank for gardens, small greenhouse, fruit trees and an additional detached garage.



ELDERS ID 11297037
JAKE CALVI - 0434260425





RENTAL INVESTMENT OPPORTUNITY OR BUDGET MODERN 2 BEDROOM VILLA

Units 3 and 6/4 Low S, Yandina
\$245000—\$260,000 each

- 2 bedrooms, one bathroom
- Choice of upstairs or ground level unit
- Solid rendered block construction
- Situated at high end of street
- Close to shops, school, parks, train station
- Upstairs unit with covered balcony
- Downstairs unit with fenced courtyard
- Currently generating great rental returns

ELDERS ID 5115481

JAKE CALVI 0434 260 425





26-30 Shamley Heath Rd, Kureelipa
Open to offers

STUNNING MODERN HOME- PRIME LOCATION

- 3 spacious bedrooms
- Master with ensuite & extra large walk in robe
- Open plan living and dining
- Timber floors throughout
- Large covered deck with views
- 7468m2 land, ample water, fully fenced
- Triple carport + garage and workshop



ELDERS PROPERTY ID 9485076

LOUISE TAYLOR 0407 765 002





**BIG ON VALUE * SOLID HOME *
FABULOUS YARD * BIG POOL *
VIEWS**

**81 Carter Rd, Nambour
\$369,000**

- 5 bedrooms—2 spacious living areas
- Large utility/study or 3rd living area
- Open plan living, dishwasher, plumbing for fridge, stainless splash back & filtered water
- 3 bathrooms including ensuite with spa
- Sky lite walk in robe, abundance storage
- Walk in cellar, ceiling storage, polished floors
- Large covered outdoor area with fans
- Pebble concrete pool with deck, 12x9m powered shed, double front carport, firewood storage, 2 large water tanks + town water



ELDERS ID 10333125

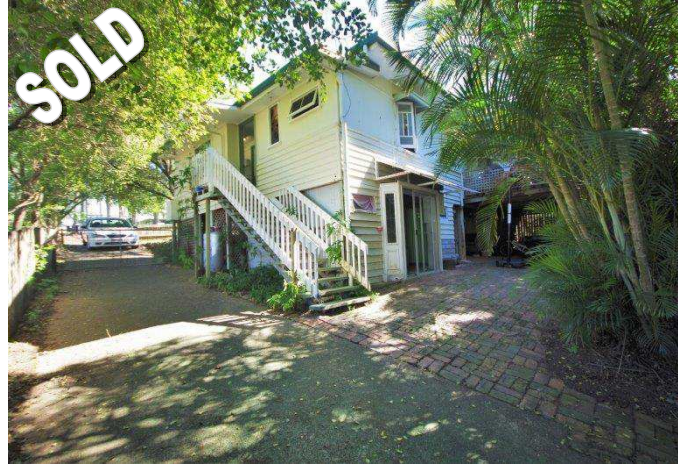
STEVE MILLER 0414 780 289



RECENTLY SOLD



1 Bambaroo Close, Nambour



25 Main Street, Palmwoods



19 Washington Street, Nambour



39 Imagination Drive, Nambour



7 Killarney Crescent, Nambour



18 Solandra St, Nambour

Open Homes

39 Pringle Road, Rosemont

Sat 27/05/17 between 10.00—11.00am

Please Note

Some properties within this booklet are being sold as an auction or without a price and therefore a price guide cannot be provided. The websites that these properties may appear on, may have filtered the property into a price bracket for website functionality purposes.



DISCLAIMER: Elders Real Estate takes no responsibility for any errors, omissions or discrepancies, if any, in the enclosed which have been compile from information supplied to us by the vendor and other sources and are subject to withdrawal without notice. All maps and areas are approximate only and are given for guidance purposes. This is for promotional purposes only and are not to be relied upon as a guarantee of performance or productivity of the said properties. All intending purchasers should satisfy themselves by inspection and make their own enquires and investigations about the property and satisfy themselves thereon.

Open Homes

Please Note

Some properties within this booklet are being sold as an auction or without a price and therefore a price guide cannot be provided. The websites that these properties may appear on, may have filtered the property into a price bracket for website functionality purposes.



DISCLAIMER: Elders Real Estate takes no responsibility for any errors, omissions or discrepancies, if any, in the enclosed which have been compile from information supplied to us by the vendor and other sources and are subject to withdrawal without notice. All maps and areas are approximate only and are given for guidance purposes. This is for promotional purposes only and are not to be relied upon as a guarantee of performance or productivity of the said properties. All intending purchasers should satisfy themselves by inspection and make their own enquires and investigations about the property and satisfy themselves thereon.