



## Discover This Spacious Corner Block Home



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### 43 Boronia Drive, Salamander Bay

Auctioned for \$932,000 (Mar 15, 2025)

Welcome to 43 Boronia Drive, a single level 3 bedroom residence nestled in a quiet cul-de-sac in Salamander Bay. Enjoy a relaxed coastal lifestyle with easy close access to the foreshore and a beautiful reserve park directly across the street. Unleash your creativity, this home presents an exciting opportunity to develop or renovate creating your dream coastal retreat in a prime location.

This property sits on a generous 790sqm block with rear drive through access, perfect for families needing space. There's room to build a standalone shed (STCA), plenty of open space for a boat or caravan, and the potential to add front side access for extra parking or a separate side entrance.

#### Key Features:

- This thoughtfully designed, single level, wheelchair accessible home boasts an inviting open plan living and dining area that flows seamlessly to a paved outdoor BBQ space and a fully fenced backyard. Mature gardens provide added privacy and the bore water irrigation system ensures easy care of the grounds.
- Three spacious bedrooms, all with built-in wardrobes, offer plenty of space and storage. The master suite features a two way bathroom, with a second bathroom off the laundry offering

<b>Property ID:</b>	L32244723
<b>Property Type:</b>	House
<b>Building / Floor Area:</b>	133
<b>Garages:</b>	2
<b>Open Parking:</b>	1
<b>Land Area:</b>	790.0 sqm

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two separate toilets, catering to the needs of busy family life.

- The expansive backyard offers plenty of room for entertaining with absolute privacy, kids and pets to play with a secure fenced level back yard, as well as the potential for an expansion or redevelopment opportunity.
- Parking is a breeze with a double garage featuring internal access, plus an additional open parking space beside it. Double gates provide convenient rear drive through access to the backyard, offering ample room for vehicles, boats, caravans or storage, with the potential to add a shed (subject to council approval).
- This prime corner block location in a peaceful neighbourhood, directly opposite a park, is ideal for families and beach lovers alike. Enjoy being less than 300m to beautiful Wanda Beach strip, a short stroll to local shops, cafes and restaurants, with schools a few minutes drive away.
- This property complete with solar is a fantastic opportunity for those looking to invest in a family friendly community, retirees or for first time buyers eager to make their mark in the vibrant Salamander Bay area in a quiet cul-de-sac location.

Don't miss your chance to secure this wonderful home! Contact us today to arrange a viewing or for more information. Your new lifestyle awaits at 43 Boronia Drive!

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