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## 20 Rosewood Avenue Wondunna Qld

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If you're looking for a fully serviced family home with a pool and a proper shed, your search is over - welcome to 20 Rosewood Avenue, Wondunna!

This well-maintained home was built in 2004 and is perfectly positioned on a large, fully serviced 2008m2 corner allotment - including sewerage - in one of Hervey Bay's most popular suburbs of Wondunna, surrounded by other quality homes. This is where you will enjoy the lifestyle that comes with Hervey Bays' essential amenities, which are all nearby - including schools, sporting grounds, aquatic centres, shopping centres, hospitals, marina, esplanade, and the beach.

The scale and quality of this stunning home are immediately apparent upon entering; it truly is a statement of style, flaunting an enviable, innovative design with high ceilings and large windows; these are open and connected spaces, allowing light and air to naturally fill this home with a flowing indoor/outdoor floor plan crafted for year-round living and entertaining.

20 Rosewood Avenue, Wondunna, features: -

- A large, fully serviced (including sewage) 2008m2 corner allotment
- A well-maintained large family home, completed in 2004
- Five spacious bedrooms, all with ceiling fans and built-in wardrobes
- One of the bedrooms is positioned at the entry to the home and includes split system air-conditioning and could double as a home office or study
- The enormous main bedroom includes a ceiling fan, split system air-conditioning, a large built-in wardrobe, and an

ensuite with a double shower, vanity and toilet

- The bathroom features a shower, bath and vanity - plus a separate powder room and toilet
- A timeless timber kitchen offering loads of bench and storage space, plus a pantry and a server to the outdoor entertaining area
- Quality appliances include an electric cooktop with a rangehood, an oven, and a dishwasher
- An open-plan dining area on one side of the kitchen with direct access to the outdoor area
- A vast open-plan living area with reverse cycle split system air-conditioning
- A separate lounge or media room
- A fabulous outdoor entertaining area under the main roof with shade blinds
- A sparkling salt-water chlorinated inground swimming pool with a large shade umbrella
- The laundry includes loads of bench and storage space and offers direct access outside
- An oversized double garage under the main roof with a remote panel lift door, built-in storage, and a great utility room at the rear
- A fantastic 12 x 10-metre 3-bay shed with a high 3.3m clearance bay to the front and a 10 x 9 metre shed to the rear, all with power connected
- Approx. 5.5kw solar power system and three rainwater tanks totalling approx. 25,000 litres
- Low-maintenance established lawns and gardens.

Homes offering these features are always in high demand, so don't miss this opportunity!

Contact our team now to arrange your private inspection or video call walkthrough, as you will only be disappointed if you miss this one ?.

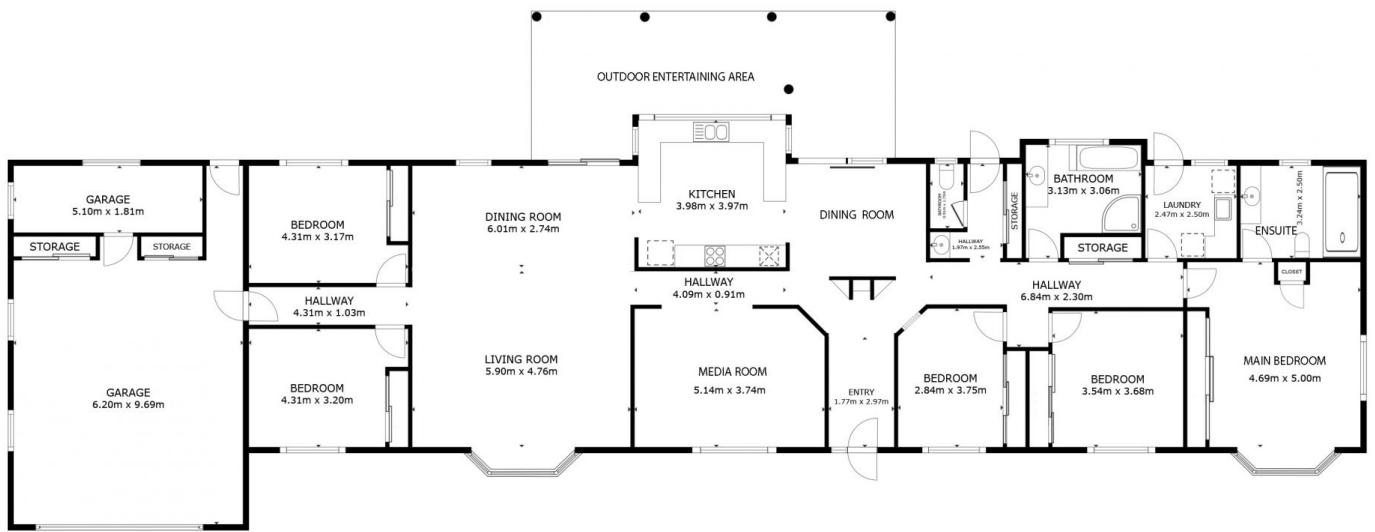
NOTE: Property boundary lines are shown as approximate/indicative only in associated images - please refer to survey plans for full details.

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**Price** : Offers From \$1,050,000-  
**Land Size** : 2008 sqm  
**View** : <https://www.mitchellsrealty.com.au/property/20-rosewood-avenue-wondunna-qld/8106643>



**Scott & Katrina Mitchell**  
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FLOOR PLAN



GROSS INTERNAL AREA  
 FLOOR PLAN 242.4 m<sup>2</sup>  
 EXCLUDED AREAS : GARAGE 47.4 m<sup>2</sup> GARAGE 9.2 m<sup>2</sup> PATIO 34.1 m<sup>2</sup>  
 TOTAL : 242.4 m<sup>2</sup>  
 SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

