



35/26 Birdwood Avenue, YEPPOON, QLD 4703

Secure, Renovated Unit with Strong Lifestyle Appeal

Positioned within the well-maintained Pandanus Villas complex, 35/26 Birdwood Avenue presents an outstanding opportunity to secure a fully renovated, low-maintenance property in one of Yeppoon's most convenient locations. Offering 138sqm of internal space, the unit has been tastefully transformed from top to bottom, delivering a modern, fresh and move-in ready home suited to a wide range of buyers.

The renovation has been completed with care and attention to detail, featuring a brand-new kitchen, beautifully updated bathrooms, new flooring throughout and fresh internal paint. The result is a contemporary, low-maintenance residence that requires absolutely nothing further to be done.

The functional layout includes three well-proportioned bedrooms, with the master suite privately positioned and complete with its own ensuite and walk-in robe. The remaining bedrooms are serviced by a modern main bathroom, making the property ideal for families, guests or shared living arrangements.

Pandanus Villas is a highly regarded complex offering residents access to a swimming pool and BBQ entertaining area, all set amongst landscaped gardens and maintained grounds. With onsite management taking care of the lawns and common areas,

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TYPE: For Sale

INTERNET ID: 111P1051

SALE DETAILS

**Offers Over \$725,000
Considered**

CONTACT DETAILS

Elders Yeppoon
16 Anzac Parade
Yeppoon, QLD
07 4939 5599

Jack Hughes
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residents enjoy a true low-maintenance lifestyle without the burden of external upkeep.

Conveniently located within walking distance to Yeppoon CBD, the property provides easy access to local schools, cafes, restaurants, shopping and everyday amenities. The quiet, family-friendly neighbourhood further enhances the appeal, offering both lifestyle and long-term value.

Whether you are an investor seeking a strong, low-maintenance asset, a first home buyer looking for a move-in ready opportunity, a young family wanting convenience, or a downsizer seeking simplicity and comfort, this property represents exceptional value in a tightly held location.

Key Features:

138sqm fully renovated unit in Pandanus Villas

Brand-new kitchen, renovated bathrooms, new flooring and fresh paint

Three bedrooms, including master with ensuite and walk-in robe

Functional, spacious layout with modern finishes throughout

Resort-style complex with swimming pool and BBQ area

Onsite management maintaining gardens and common areas

Quiet, family-friendly neighbourhood

Walking distance to Yeppoon CBD, schools, cafes, restaurants and shops

Ideal for investors, first home buyers, families and downsizers

Other features: Car Parking - Surface, Close to Schools, Close to Shops, Close to Transport, Disabled Access

- Land Area 138.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 2
- Ensuite





