



3/18 Gus Moore Street, YEPPOON, QLD 4703

A New Benchmark in Coastal Prestige

Positioned in one of the Capricorn Coast's most exclusive and tightly held streets, 3/18 Gus Moore Street presents a rare opportunity to secure a brand-new prestige residence within a private gated community, designed for those who value security, refinement and effortless coastal living.

Completed in late 2025 by the highly regarded Esteemed Living, this architecturally designed home spans three thoughtfully configured levels, maximising elevation and aspect to capture breathtaking, uninterrupted views across Farnborough Beach, the Keppel Islands and marina.

From the moment you enter, the home makes an impression. Clean architectural lines, high-end finishes and a refined coastal palette create a sense of understated elegance, while the split-level design enhances both privacy and liveability.

At the centre of the home, an expansive open-plan living and dining area is anchored by an integrated electric fireplace and framed by full-height glazing that draws in natural light and ocean views. The kitchen is equally impressive, appointed with stone benchtops, a fully equipped butler's pantry and premium appliances including dual DishDrawer dishwashers. Bifold doors connect seamlessly to an elevated entertaining

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TYPE: For Sale

INTERNET ID: 111P1054

SALE DETAILS

**Offers To Purchase
Closing 15th June**

CONTACT DETAILS

Elders Yeppoon
16 Anzac Parade
Yeppoon, QLD
07 4939 5599

Jack Hughes
0418 792 157

deck, complete with an outdoor kitchen, built-in BBQ and fridge-ideal for year-round entertaining.

A standout feature is the suspended plunge pool, perfectly positioned to capture sweeping coastal views and elevate the overall lifestyle appeal.

Accommodation is equally well considered, headlined by a luxurious master suite. Designed as a private retreat, it features an open-plan layout with expansive glazing to take in the outlook, a spacious ensuite and a generous his-and-hers walk-in robe. Three additional bedrooms are well-appointed and supported by two and a half bathrooms, all finished to a high standard.

Additional living zones include a separate upstairs media room, offering valuable separation from the main living area, along with a dedicated office nook ideal for those working from home.

On the lower level, a unique cigar and wine cellar provides a sophisticated retreat and flows directly out to a flat, retained backyard-adding further versatility to the home.

Further features include ducted air conditioning throughout, quality finishes throughout, and secure gated access, making it an ideal lock-up-and-leave residence or premium coastal base.

Located just moments from Yeppoon CBD, beaches, caf  s and leading schools, this address offers the perfect balance of privacy and convenience in one of the region's most desirable locations.

This is a rare opportunity to secure a brand-new, high-calibre home in an exceptional coastal setting.

- Land Area 484.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2







