

# AMBER WERCHON

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## 101/1 Poinsettia Court Mooloolaba QLD

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Amber Werchon Property presents to the market, 101/1 Poinsettia Court, Mooloolaba: this architect-designed tri-level townhouse within the leafy Emerald Springs residential community, offering effortless living and a desirable lifestyle just minutes to stunning patrolled beaches, boutique dining, and more?

Across three levels, the home comprises three bedrooms, two bathrooms plus a third toilet, open plan living and dining flowing out to a covered balcony, modern kitchen, private elevated north-east facing patio and courtyard, separate laundry, and double lock up garage with extra storage. There is also space under the balcony to park a third vehicle and solar to help with those rising electricity bills.

[For full version visit the website](https://www.amberwerchon.com.au/8018058)

**Type** : Townhouse  
**Price** : \$880,000  
**Building Size** : 222 sqm  
**View** : <https://www.amberwerchon.com.au/8018058>

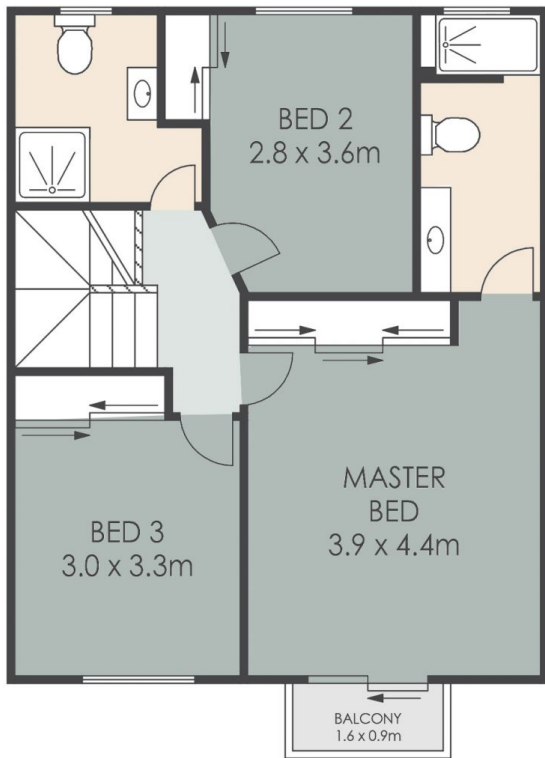


**Terri-Anne Murray**  
07 5430 0888

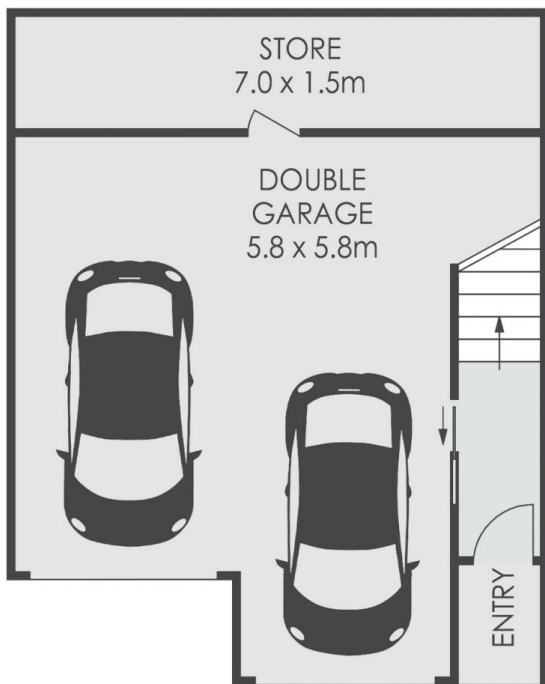


**Marni Sweedman**  
07 5430 0888

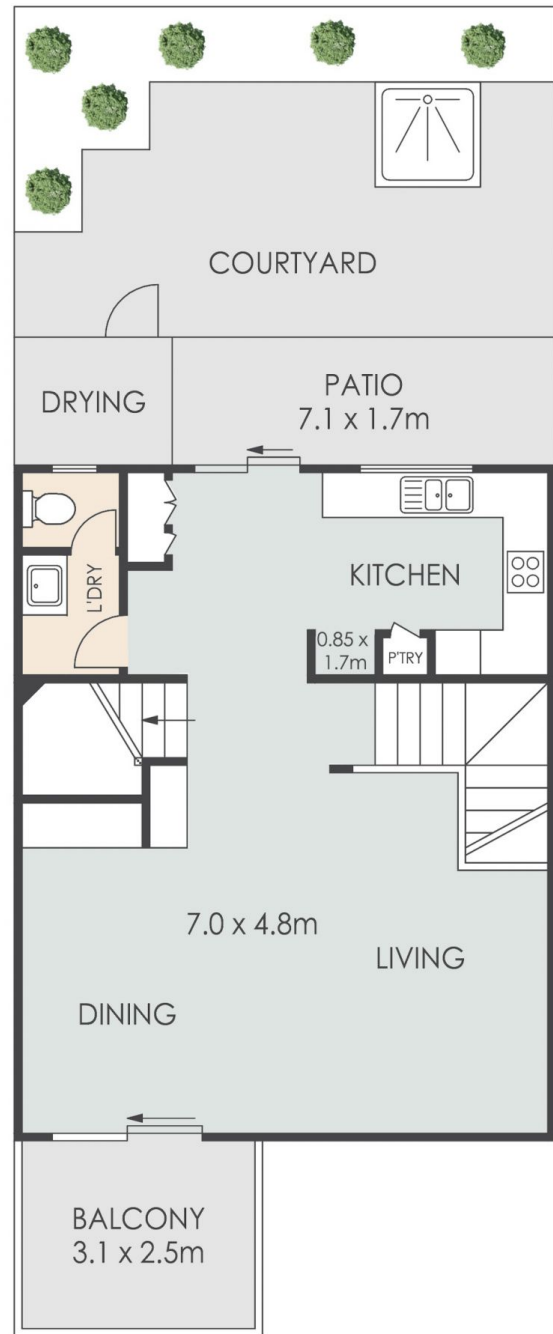
<https://www.amberwerchon.com.au>



UPPER LEVEL



GROUND LEVEL



MIDDLE LEVEL

3  
3  
2



101/1 Poinsettia Court, MOOLOOLABA

INTERNAL: 177m<sup>2</sup> EXTERNAL: 45m<sup>2</sup> TOTAL: 222m<sup>2</sup>

ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser [www.fratterphoto.com](http://www.fratterphoto.com)

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