




# BOURKE



## 53 Marion Street Tugun QLD

3  3  4 

First time offered in over 50 years - Spectacular Ocean Views from ALL levels of this great home.

**\*\*On Site Auction Saturday 23/7/22 -11.30am WE ARE SELLING ON THE DAY \*\***

Situated on Tugun Hill this is a wonderful East Facing family home with full views out to the Pacific Ocean - these spectacular ocean views are enjoyed from every level of this tri level home.

This really is a chance in a lifetime - move in as is or bring your cosmetic touches to modernise - the whole family will love it.

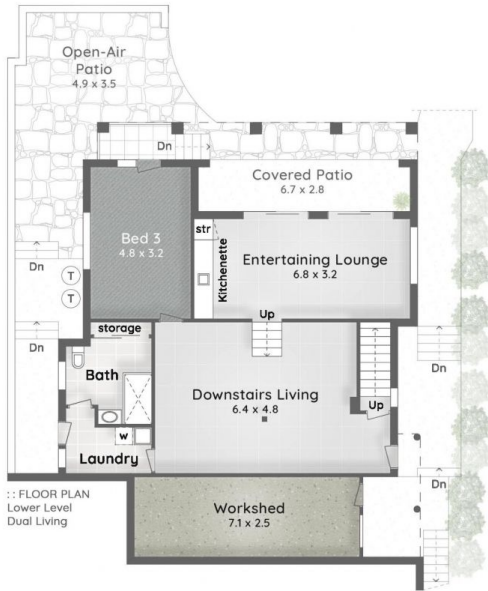
This is a tri level home that will appeal to everyone - it has different entrances that separate the house to suit

**Price** : \$ 1,300,000

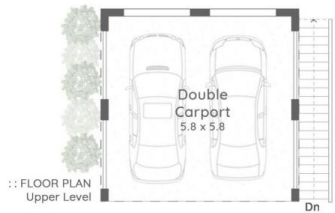
**Land Size** : 594 sqm

**View** : <https://www.bourkeqld.com.au/sale/qld/gold-coast/tugun/residential/house/7080377>

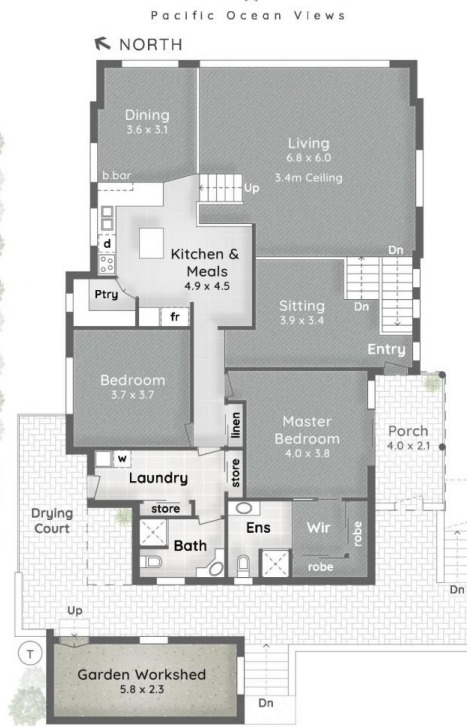
<https://www.bourkeqld.com.au>



:: FLOOR PLAN  
Lower Level  
Dual Living



:: FLOOR PLAN  
Upper Level



:: FLOOR PLAN  
Middle Level

- LEGEND**
1. Double Carport
  2. Workshed
  3. Drying Court
  4. Entry Porch
  5. Solar Hot Water Panels
  6. Water Tanks
  7. Open-Air Patio
  8. Lawn
  9. Garden Greenhouse
  10. Workshed below



:: SITE PLAN

MARION STREET

53 Marion Street TUGUN

594m<sup>2</sup> 3 Bed 3 Bath 2 Car

Internal 279m<sup>2</sup> | Porch, Patio & Court 108m<sup>2</sup> | Carport 35m<sup>2</sup> | Workshed 17m<sup>2</sup>  
Total 439m<sup>2</sup>

**BOURKE**

Michele Decroix 0411 20 60 20

This is not a legal document therefore all measurements and information provided is subject to survey. No permission is given to use or alter this Floor Plan without the consent of Pure Design Concepts. The overall presentation style, layout, imagery, fonts, background, colours and terminology has been originally created by PDC and is subject to strict copyright. No ownership is taken of building design. Find out more at [puredesignconcepts.com.au](http://puredesignconcepts.com.au)

**pdc.**  
space brought to life