



70 Foxtail Rise, Doonan



## THE ULTIMATE HINTERLAND FAMILY HOME - 15 MINS FROM NOOSA MAIN BEACH

This exceptional home, located at the end of Doonan's prestigious Foxtail Rise, perfectly combines Noosa luxe with the serenity and space of hinterland living.

Alkira is named from the Aboriginal for 'the power of the sun', and this elevated property captures spectacular sunrises and gorgeous north-easterly views across the Noosa hinterland to the Coral Sea.

A spacious expanse of fenced, lawned garden, fringed by fruit trees and surrounded by bush, creates a private haven you will never want to leave.

Whether you'd prefer to lounge on your poolside daybed or entertain around the alfresco kitchen with its stunning outlook, it's easy to understand why this is one of the premier addresses in the Noosa hinterland.

Alkira sits on 2.7 acres bordered by bush reserve in a whisper-quiet cul-de-sac location just 15 minutes from Noosa's beaches, boutiques and restaurants and close to several top public and private schools.

Entered via an impressive tiled porch and black French timber doors, the home

5 2 3 9,852 m<sup>2</sup>

<b>Price</b>	By Negotiation
<b>Property Type</b>	Residential
<b>Land Area</b>	9,852 m <sup>2</sup>

### Inspection Times

Sat 20 Sep, 1:30 PM - 2:00 PM

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splits into upstairs and downstairs zones, creating excellent separation for busy families.

Downstairs features four good-sized bedrooms offering garden vistas, one currently configured as an office with external access providing an easy work-from-home option. On this level is a chic family bathroom and a large media room leading out through sliding glass doors to a covered lounge deck overlooking the pool.

Upstairs, high ceilings and louvred windows maximise the coastal views and breezes, creating a sense of light and space.

A spacious master suite is orientated to capture the hinterland sunrises, boasting a walk-in wardrobe and stylish double-sink ensuite with standalone bath and shower.

The sleek black-and-white kitchen at the heart of this home provides more spectacular vistas and features stone benchtops, a sit-up island, quality appliances, pendant lighting, black sink and tapware fittings, and custom cabinetry providing ample storage space.

To one side is a spacious lounge boasting a feature wood-burning fireplace, and to the other a lovely dining room with fitted window seat and built-in storage.

The living space flows out to a spacious covered deck encompassing a barbeque kitchen and bar fridge, an idyllic spot to entertain family and friends surrounded by nature.

Stairs lead down from here to the 10 x 4m heated saltwater pool, with its Mediterranean-inspired white surrounds and shaded daybed corner.

Parking at Alkira includes a shade-sailed caravan or boat bay, and a double remote garage with covered access through to the well-equipped laundry/mudroom.

A whopping 12kW solar system and 9.6kW battery storage means there are no power bills, while a 70,000L water tank including hospital-grade double filtration ensures a constant supply of pure water.

Temperature control is ensured through reverse-cycle split-system air conditioning, while ceiling fans and flyscreens throughout allow the air to circulate.

Outside, the fully fenced rear garden is a delightful mix of established trees and

expansive lawns and offers a swing set and a ton of space for kids and pets to play safely.

Four large, raised veggie beds contain organic soil ready for planting, while fruit trees deliver a regular harvest of limes, lemons, mandarins, kumquats, grapefruit and bananas, pomegranates, mulberries, cashews, apricots, avocados and mangoes.

And an inbuilt firepit lounge allows you to enjoy the brilliance of the coast's night skies, free of ambient light and in the privacy of your beautiful hinterland haven.

#### WHAT WE LOVE:

- Exceptional home in prestigious Doonan location 15 mins from Noosa Main Beach
- Elevated 2.7-acre property captures spectacular sunrises and north-easterly views across the hinterland to the Coral Sea
- 10 x 4m saltwater heated horizon pool with Mediterranean-style pool deck and shaded daybed
- Main living zone with high ceilings and louvred windows to maximise the coastal views and breezes
- Entertaining deck with built-in BBQ kitchen
- Sleek black-and-white kitchen offering spectacular vistas and featuring stone benchtops, sit-up island, quality appliances, black sink and tapware, custom cabinetry
- 5 bedrooms, or 4 plus office, including spacious master with walk-in wardrobe and stylish double-sink ensuite with standalone bath
- 2.5 contemporary bathrooms
- 2 living areas, one with wood-burning fire and both leading out to covered decks
- Double remote garage and storage room, plus shade-sailed extra bay for caravans/boats/trailers
- 12kW solar system and 9.6kW battery storage
- 70,000L water capacity including hospital-grade double filtration
- Reverse-cycle split-system air conditioning, plus ceiling fans and flyscreens throughout
- Huge fenced, lawned garden with swing set, firepit lounge, fruit trees and veggie beds, leading through to your own private bushland bordered by council reserve
- Fruit trees include: limes, lemons, mandarins, kumquats, grapefruit and bananas, pomegranates, mulberries, cashews, apricots, avocados and mangoes
- 15 minutes from Noosa's beaches, boutiques and restaurants and close to several top public and private schools

## DOONAN:

Doonan is part of the beautiful Noosa hinterland. Known for its spectacular scenery and quality rural properties, it's just a 15-minute drive from the beaches, restaurants and shops of Noosa and 8 minutes from the market town and mainline station of Eumundi. Doonan is a 90-minute drive from Brisbane and a 25-minute drive from Sunshine Coast Airport.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.