

Property Package Full Turnkey

Nikenbah - The Springs East

Lot 152 New Road Nikenbah QLD 4655



\$982,275

Experience the best of Queensland's coastal living in a stunning lakeside setting at The Springs Hervey Bay. Nestled on a hillside only minutes from the Hervey Bay's pristine coastline, this exceptional residential estate with a natural freshwater lake and panoramic country views, is the place that you will want to call home.

LAND PRICE \$435,000	LAND SIZE M ² 888.0
BUILD PRICE \$547,275	BUILD SIZE M ² 215.0
LAND REGISTRATION August 2026	EST. RENTAL RETURN P/W \$700/\$750

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FLOOR PLAN

SINGLE DWELLING

Total Area

215.0 m²

4

2

2

The floor plan shows a rectangular building layout. At the top is a large **Alfresco** area. Below it are **Bed 2** and **Bed 3**, both with carpet. A central hallway provides access to **Bed 4** (carpet) and **Bed 1** (carpet). The **Bed 1** area includes a **W.I.R.** (wardrobe) and an **Ens.** (ensuite) with a toilet. The main living area consists of a **Living** room (tiled), a **Dining** room (tiled), and a **Family** room (tiled). The **Kitchen** (tiled) features a **Butters** pantry, a **M.W.** (microwave), and a **D.W.B.** (dishwasher). A **Bath** (tiled) and **WC** (toilet) are located near the center. A **Double Garage** (concrete) is attached to the side, with an **L'dry** (laundry) room and a **W.M.** (washing machine) nearby. The **Entry** (tiled) leads from the **Porch** (concrete) into the house. Various fixtures like **A/C Outlets**, **A/C Motors**, and **SA** (switches) are indicated throughout the plan.

Floorplan, facade, and all measurements are approximate and subject to change. Images, colors, and dimensions are for illustration only and may differ from final product. Prices shown are examples and may change without notice. Additional fees may apply. Lot widths may vary based on estate requirements and council guidelines. Contact your sales consultant for complete terms and conditions.

18-08-2026