

1/107 Mountain View Avenue, Miami, Qld 4220

 Coastal

Duplex/Semi-detached For Sale

Friday, 2 February 2024

1/107 Mountain View Avenue, Miami, Qld 4220

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Duplex/Semi-detached



Guy Powell

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Auction

Auction Onsite, Saturday 24th February at 2:00pm. Check your worries at the door because this light, bright and renovated beachside villa will warm your heart and soothe your soul. Oozing effortless vacation vibes across a spacious 170m² floorplan, every detail has been meticulously curated to create a calm oasis. Earthy tones and an antique Indian timber door enhance this feeling, complemented by a soaring raked ceiling in the open plan lounge and kitchen. Dual skylights illuminate this happy space, making it a perfect place to linger. Whether it's conversations around the large Caesarstone island bench while dinner is prepped, or relaxing together at the day's end, it promises contemporary comfort and charm. Equally as enchanting are the three bedrooms and two textural bathrooms. Earthy, handmade Jatana tiles pair with rendered Venetian plaster finishes, brushed brass ABI tapware and custom vanities to make an unforgettable first impression. A freestanding bath is a luxe touch in the main bathroom, while French doors open to the front garden in the ensuite. Fully fenced, both it and the rear yard provide a safe and private place to play. There's also a covered terrace for easy entertaining - connecting to the kitchen via a servery window - plus a fire-pit area for an open-air celebration under the stars. Offering a location and lifestyle that will make you the envy of many, leave the car at home and walk or ride to beaches, parks, shops, cafes, restaurants and sporting amenities. Local Miami Village shops and services are also footsteps away, where you can grab your morning coffee or enjoy a delicious dinner. Your "happily ever after" starts here - arrange an inspection today.

Property Features:

- Light, bright and renovated beachside villa ready to warm your heart and soothe your soul
- Exudes effortless vacation vibes across a spacious 170m² floorplan
- Earthy tones and textures create a calm oasis, while an antique Indian timber door adds vintage charm
- Open plan kitchen and lounge crowned by a soaring raked ceiling with skylights, with bifolds leading to an alfresco entertaining area
- Contemporary kitchen enhanced by an oversized Smeg 5-burner gas cooktop and oven, rattan and shaker profile cabinetry, Caesarstone island bench, servery window, ABI copper tapware, integrated dishwasher and a double farmhouse sink
- Main bedroom with arched access to a light-filled ensuite with French doors opening to the front garden
- Two additional bedrooms, one with triple built-in robes and one with mezzanine storage
- Ensuite and main bathroom enhanced by handmade Jatana tiles, rendered Venetian plaster finishes, brushed brass ABI tapware and custom vanities
- Covered outdoor entertaining terrace plus an open-air fire-pit area
- Private fully-fenced front and rear yards for kids and pets to play
- Laundry with external access
- Carport can accommodate two cars
- Outdoor shower
- Secure gatehouse entry and front yard, trimmed with easy-care greenery
- One of two villas, with fantastic neighbours
- Leave the car at home and walk or ride to beaches, parks, shops, cafes, restaurants and sporting amenities
- Also just 140m from local Miami Village shops, eateries and services

Property Specifics:

- Council Rates: \$1,368.56* half yearly
- Water Rates: \$420.99* per quarter
- Shared Insurance: \$1,339.06* yearly
- Rental Appraisal: \$950 - \$1,000* per week*

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