

1/19 Waratah Avenue, Biggera Waters, Qld 4216



Duplex/Semi-detached For Sale

Thursday, 13 June 2024

1/19 Waratah Avenue, Biggera Waters, Qld 4216

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: Duplex/Semi-detached



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Auction

The current owner has secured another property and is seeking all written offers for immediate review before the auction. AUCTION DETAILS: Date: 26th June 2024 Time: 5:00pm Location: Sheraton Grand Mirage, 71 Sea World Drive, Main Beach 1/19 Waratah Avenue, Biggera Waters, is proudly presented by the Emma Grant Team. Dive into the stunning waterside lifestyle and seize the opportunity to become the proud owner of this beautiful villa, just 1km from the Broadwater. This well-designed split-level home caters to both large families and entertainers. Featuring four spacious bedrooms, two with walk-in robes and en suites, there is ample space for everyone to enjoy. The heart of this home is the open-plan kitchen, lounge, and entertainment area with high ceilings, a neutral color scheme, and large bi-fold doors opening to the rear deck, ideal for hosting gatherings with friends and family. Features include: - Four generously sized bedrooms, two with en suites, walk-in robes, ceiling fans, and built-in robes in every room - Elegant kitchen with gas cooktop, stone benches, and Bosch appliances - Expansive living area with high ceilings - Outdoor entertaining area with stunning views - Timber flooring and staircase - Three bathrooms - CBUS lighting system - Reverse cycle split-system air conditioning - Glass balustrades - Double lock-up garage with internal access and additional depth - Spacious separate laundry with ample storage - Under-house storage, entertaining area, and lock-up cellar - Crimsafe security - 6.6kW solar system with inverter - Vacuum-maid system - Security system - Low maintenance, landscaped gardens - Proposed weekly rental return \$1,150-\$1,250 - Water Rates \$129.00* per quarter - Council Rates \$900* half yearly Biggera Waters Lifestyle: Welcome to Biggera Waters, a picturesque coastal suburb nestled on the northern end of the Gold Coast. This captivating location offers residents a truly remarkable lifestyle, with easy access to the breathtaking Broadwater and an array of water-based activities like paddleboarding and fishing. Immerse yourself in the natural beauty of the area with numerous parks and walking tracks, perfect for leisurely strolls and connecting with nature. Indulge in the vibrant culinary scene, with a plethora of cafes, restaurants, and shopping centres just moments away. Conveniently located only 10 minutes from the bustling Surfers Paradise, Biggera Waters is the ideal destination for those seeking a coastal haven with all the amenities and attractions at their fingertips. Experience the best of both worlds - a tranquil coastal lifestyle and the excitement of a thriving city - in the captivating suburb of Biggera Waters. Call Emma Grant on 0403 836 523 to make further enquiries. Disclaimer: The information contained herein is obtained from owners and/or relevant and legitimate third-party sources. We have, in preparing this information, used our best endeavours to ensure that the information is true and accurate however, we accept no responsibility, offer no guarantee or warranty and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Interested parties must rely solely on their own inquiries to verify the information contained herein.