

1 Kingsgrove Street, Robina, Qld 4226



House For Sale

Wednesday, 7 February 2024

1 Kingsgrove Street, Robina, Qld 4226

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 828 m2

Type: House



Grant Burgess
0755932088

Auction

Presenting the savvy buyer with plenty of opportunities, this single level family home is perched on a 828m² corner block in the heart of Robina. With high rental demands, increasing population and major infrastructure occurring on the Gold Coast - There may never be a better time to buy property in this highly sought-after suburb. Features include:

- 4 Bedrooms plus study
- 3 Bathrooms
- Modern spacious kitchen with plenty of bench space
- Air - conditioning
- High Ceilings
- Beautiful verandas
- Undercover outdoor entertaining area
- In-ground pool
- Full size laundry
- Plenty of room for the kids to play and pets to roam.
- Side access for cars, boats, caravans and recreational crafts.
- Garden shed
- Separate studio including kitchenette and bathroom with own private entry
- Rental return appraised at \$1,200 - \$1,250 per week.
- Council rates per year approx. \$2,200
- Water rates per year (excluding usage) approx. \$1000.
- School catchment area: Robina State and Robina State High School

Development Potential ### This property has the potential to be split into 2 lots and 2 x new dwellings built with separate driveways from Kingsgrove St and Thorngate Dr. Whether you are a developer or love the house and want to reside there and land bank this is a rare opportunity!

*Development subject to GCCC approval

Independent schools nearby: Arcadia College, King's Christian College, St Vincent's Primary School, Gold Coast Christian College, Somerset College, Marymount Primary School, Hillcrest Christian College, Marymount College and All Saints Anglican School

Only minutes' walk from Robina Town Centre, Robina Hospital, cafes, restaurants, schools, medical facilities, CBUS stadium, public transport and the Gold Coast's famous beaches. For more information, please call Grant Burgess 0413 678 076

Disclaimer: The above information is accurate to the best of our knowledge; however, we advise that all interested parties make their own enquiries as we will not be held responsible for any variation that may apply to this information. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes