

**10 Coolibah Road, Gaven, Qld 4211**



**House For Sale**

Wednesday, 10 April 2024

10 Coolibah Road, Gaven, Qld 4211

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 15**

**Area: 8208 m2**

**Type: House**



Darren Leigh

0422832537

## CONTACT AGENT FOR PRIVATE VIEWING

This stunning private executive retreat is the epitome of Hamptons elegance. Upon driving into the welcoming entrance, you are immediately immersed in the sheer appeal and scale of this stunning 5 bedroom family residence. The large, open plan design includes stained polished floorboards that greets you upon entry. An outlook to the generous hardwood deck with views to the tropical pool and mountain views beyond, make this home an entertainer's dream. This spacious family residence boasts a stunning Hamptons styled kitchen, with a central 40mm stone island and butler's pantry complete with sparkling splash backs. The kitchen leads to a bright, light-filled family /morning room which opens back into the formal dining and lounge. The elegant, main bathroom is picture perfect and includes a claw foot bath, separate shower and a large linen cupboard. The home includes 3 spacious bedrooms, media room/fourth bedroom and office/fifth bedroom. The spacious laundry leads into an additional bathroom and separate toilet. After a swim in the tropical pool, relax and rejuvenate in the purpose-built entertaining area or walk amongst the grounds. The features of this stunning property include:-

- 8208 sqm block with fast access to M1 motorway
- Private road with no thoroughfare
- 5 spacious bedrooms all with dedicated sonos sound, televisions, fans and feature lighting.

The owners are currently utilizing two bedrooms as an office and media room.

- Office (or 4th bedroom) with TV, extensive cabinets and under cabinet lighting
- Media Room (or 5th bedroom) with Integrated Cabasse multimedia sound
- Dedicated Lounge and Dining Room with open Fireplace
- Hamptons style Kitchen with large butler's pantry, extensive cabinets and feature lighting
- Laundry with fold down Robyn Hood ironing board
- Family Room with Integrated Cabasse multimedia sound
- iPad docking / controllers throughout to monitor sound / air conditioning, doorbell etc.
- 3 bathrooms. 1 with standalone Claw bath. TVs in bathrooms and toilet. WIFI controlled Heaters in Bathrooms
- Additional powder room
- Utility Room with Toilet, hand basin and additional washing machine provision
- Complete home freshly painted
- Solar Panels
- Solar hot water and on demand gas hot water
- 3 phase power
- New Ducted WIFI Controlled Air conditioning
- Additional Split air conditioners
- Perimeter security cameras
- Remote control / wifi controllable electric gates
- Fully Insulated
- Dedicated animal yard; fully enclosed; Dog Shelter with Kennels; Automatic dog watering system PetSafe underground perimeter system
- Ducted Vacuum system
- Fully CAT 6 data and Wi-Fi cable with central dedicated area for servers
- Massive outdoor verandah with TV and sonos sound
- Inground Pool with 2 pool houses and cabana lounge
- Carport adjoining the house for 3 cars, additional tandem carport (to be completed), massive driveway with lots of parking for boats, trailers, trucks etc.
- Carports and sheds can accommodate easily 15 vehicles
- Room for storage containers
- Easy side access to rear of property
- 12000 litre rainwater tank with new pump
- Established gardens, trees and rose garden
- Septic system (new pump)
- Outdoor pergola area (rear of carport)
- Room for a granny flat or tiny home (subject to Council approval)
- Council rates approx. \$900 half yearly

This home has easy access to the Pacific Motorway (3 minutes), local schools and beaches. This home is conveniently situated close to local conveniences and the popular coffee shop "Cadence". The Gold Coast hinterland and Surfers Paradise are within a 15-minute drive. Surrounded by nature, on the fringe of one Australia's fastest growing cities, this is one of the Gold Coast's best kept secrets, all within a friendly, local neighbourhood. This could be your forever home...the home you grow a family in...the home you run your business from... the home in which you escape the city and sprawling metropolis...the options are seemingly endless. Please contact the Agent, Darren Leigh, for a private viewing. Mobile: 0422 832 537

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.