

10 Grampian Court, Reedy Creek, Qld 4227

ONEPERCENT
PROPERTY SALES

Sold House

Tuesday, 30 January 2024

10 Grampian Court, Reedy Creek, Qld 4227

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 834 m2

Type: House



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\$1,469,000

Welcome to 10 Grampian Court, a stunning property situated in one of the most highly sought-after locations on the Southern Gold Coast. This home offers an elevated position with a serene bushland setting that seamlessly blends with the backyard, creating a truly picturesque environment. Nestled at the end of a quiet cul-de-sac in one of the Observatory's exclusive streets, this modern and spacious residence is a rare find. Designed for those who appreciate quality and style, the property boasts high ceilings and contemporary finishes throughout. The heart of the home is the well-appointed open plan kitchen, featuring striking stone benchtops, gas cooking, and a 900mm oven. This culinary haven is perfect for creating delicious meals and entertaining guests. The four bedrooms have been thoughtfully designed with family in mind, offering comfort and tranquility while allowing you to soak in the magnificent bushland surroundings. Let's explore the different levels of this remarkable property. On the entry level, you'll find a large master bedroom with a walk-in robe and an ensuite bathroom complete with a shower and double vanities. There is also a versatile fourth bedroom/study and a convenient powder room. The upper level showcases an open plan modern kitchen with a center island bench and ample bench and cupboard space. The family and dining rooms, adorned with glass sliding stacker doors, provide a seamless connection to the outdoors. Step onto the expansive entertaining balcony, equipped with roller blinds, and enjoy the breathtaking views. The lower level offers two additional large bedrooms, all with built-in robes, providing ample space for family or guests. A second living area and an alfresco area leading off the second living space create versatile spaces for relaxation and entertainment. The laundry with external access adds convenience to everyday living. This property is packed with additional features that enhance its appeal and functionality. With 2.7-meter high ceilings throughout, the home exudes a sense of spaciousness and grandeur. Other notable features include a water tank, tinted windows, Invisi screens, and fly screens. The zoned ducted air-conditioning ensures comfort in all seasons, while the 2022 compliant interconnected smoke alarms provide peace of mind. The property also boasts new sleek internal and external ceiling fans, a double lock-up garage with internal access, and a large flat grass area for kids to play. The established landscaped gardens add a touch of natural beauty to the property. Situated on a generous 834m² land, this home offers plenty of potential, including the possibility of adding a pool, subject to approval. The Observatory, where this property is located, is renowned for its stunning bushland views, abundant natural vegetation, local parks with playgrounds, and walking trails.

ENTRY LEVEL • Large Master bedroom with walk-in-robe, ensuite bathroom which comprises shower and double vanities • 4th Bed/Study • Powder Room

UPPER LEVEL • Open plan modern kitchen comprises a centre island bench with stone top • 900mm gas cook top plus 900mm oven, ample bench and cupboard space. • Family, and dining rooms, complete with glass sliding stacker doors • Expansive entertaining balcony with roller blinds.

LOWER LEVEL • 2 additional large bedrooms all with built-in-robes • Second living area • Alfresco area leading off second living area • Laundry with external access

ADDITIONAL FEATURES • 2.7 metre high ceilings throughout • Water tank • Tinted windows • Invisi screens and fly screens • Zoned ducted air-conditioning • 2022 Compliant interconnected smoke alarms • New sleek internal & external ceiling fans • Large flat grass area for kids to play, plenty of room for a pool (STA) & established landscaped gardens • Double lock-up garage with internal access • spa • Solar Panels

Land: 834m² **Built:** 2011

There are so many great features that make The Observatory an unbelievable place to call home. You'll be amazed with views of the bushland, abundance of natural vegetation, local parks with playgrounds and walking trails to enjoy. Close to some of the Southern Gold Coast top tier schools including Kings Christian College, Somerset College, Hillcrest Christian College, Gold Coast Christian College, St. Andrews Lutheran College, Marymount College and in the Clover Hill Primary School catchment zone. The local shopping hub, Reedy Creek Village offers a Woolworths, BWS, Pharmacy, Medical Centre, Hairdresser, Zarraffas Coffee Shop and Sushi shop. Robina Town Centre & dining precinct, Hospitals, and train station all a short drive away. While popular Burleigh Beach is just an approx 10min drive. Properties of this high standard and in such a desirable location do not stay on the market for long. Don't miss out on the opportunity to call 10 Grampian Court your home. Contact your Local Reedy Creek Specialist, Megan Cranitch, today at 0413 578 336 for more details.