

# 11 Rosegum Drive, Molendinar, Qld 4214

## Sold House

Friday, 10 November 2023

11 Rosegum Drive, Molendinar, Qld 4214

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 620 m2**

**Type: House**



Debbie Taylor  
0755814422



Melody Hu  
0755814422

**\$1,015,000**

Property Overview: 4 Bedrooms - with built-in robes. Master with walk-in robe. 2 Bathrooms - Including a Luxurious Ensuite with a Corner Spa Bath. Double Garage - room for 2 more cars on the drive-way. \* Spacious Modern Kitchen/Dining Area \* Expansive Living/Lounge Movie Area \* Separate Laundry \* Air-conditioning - Split system. Master, living, dining \* Fans throughout - Newly replaced \* Flat Block on 620m<sup>2</sup> - Fully fenced. Perfect for all ages! \* Neatly Landscaped - room for a pool \* Solar power \* Freshly Repainted \* Ready to Move-In

Description: Nestled in the quiet and prestigious 'Crestwood Estate' of Molendinar, this immaculate one-level corner house is your ultimate sanctuary. Boasting 4 bedrooms, 2 bathrooms, and a multitude of appealing features, this property is the epitome of comfortable, modern living.

Bedrooms & Bathrooms: Your new home offers four spacious bedrooms, providing ample space for your family and guests. The master bedroom features a huge ensuite with a corner spa bath, perfect for unwinding after a long day. The remaining bedrooms are well-appointed and ready to accommodate your unique needs.

Living & Entertainment: The heart of this home is its huge kitchen/dining area, ideal for family gatherings and culinary adventures. Adjacent to this, the big living/lounge movie area is perfect for cozy movie nights or entertaining friends.

Outdoors: Enjoy the convenience of a double garage, ensuring your vehicles and belongings are securely stored. The flat 620m<sup>2</sup> block offers ample room for outdoor activities, and the lush landscaping provides a tranquil atmosphere. The property is also very private, creating a serene environment for your family.

Ready to Move-In: This home is empty and ready for you to move in. With fresh paint and meticulous landscaping, it exudes a welcoming ambiance. You can simply unpack and start creating your memories here.

Location: Situated in the prestigious 'Crestwood Estate,' this property offers a quiet and tranquil environment. It's a peaceful haven while still being conveniently close to essential amenities, local private & state schools, and transport links.

Crestway Plaza Shopping: 3 mins drive  
Griffith University: 6 mins drive  
Gold Coast University Hospital: 7 mins drive  
Broadwater Parklands: 12 mins drive  
Australia Fair Shopping: 12 mins drive  
Surfers Paradise: 16 mins drive

Council Rates Approx. \$236 pq  
Water Rates Approx. \$1095 bi-annually

Don't miss out on the opportunity to make this dream house your home.