

12 Diana Avenue, Burleigh Heads, Qld 4220

KINGFISHER
REALTY

House For Sale

Friday, 6 October 2023

12 Diana Avenue, Burleigh Heads, Qld 4220

Bedrooms: 4

Bathrooms: 2

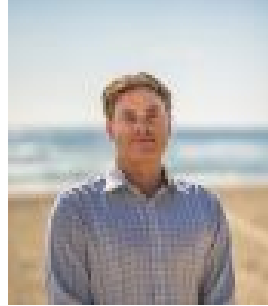
Parkings: 2

Area: 549 m2

Type: House



Conal Martin - LREA



Matt Blanch
0755205011

BRILLIANCE OF BURLEIGH

Completely re-built, Burleigh Heads perfection. The Central location (in Burleigh's valuable "Diamond Triangle") of this home puts all Burleigh has to offer at your fingertips, only 350m from the beach you'll be met by sparkling blue waters and Burleigh's world class cafes and restaurants including the Burleigh Pavilion, Rick Shores, Light Years, Social Brew, Paloma wine bar, Commune, Burleigh surf club. Easy access to the upcoming light rail, multiple schools, National park and to Burleigh's farmers market. This Coastal inspired home has beautiful landscaped gardens, a neutral colour scheme, open floor plan and expansive outdoor entertaining area making this home a tranquil oasis of modern comfort and natural beauty. This stunning 4-bedroom, 2-bathroom home offers an unparalleled coastal lifestyle. A beautiful open-plan kitchen seamlessly flows into multiple living areas. Perfect for families and Investors this haven is complete with expansive bedrooms, with the master having an ensuite, ample storage facilities, stone kitchen tops paired with a Smeg oven and double brick insulation minimizing surrounding noise. But that's just the beginning. Step outside into your own private paradise, where a large outdoor entertaining area and sparkling pool invite you to relax and unwind. Enjoy endless gatherings with friends and family in this fabulous space. For those seeking versatility, a separate studio offers plenty of possibilities, whether it's a home office, guest retreat, or creative space. This stunning home celebrates the idyllic Burleigh coastal lifestyle. Discover the ultimate in coastal living, with luxurious modern comforts and abundant space thoughtfully crafted into this meticulously designed and recently re-built Haven. Turn the key and enjoy BURLEIGH

HEADS Features

- 4 Bedrooms, 2 Bathrooms (Plus separate Studio/retreat)
- In Burleigh's Diamond Triangle
- Master retreat including a gorgeous ensuite with free standing bathtub
- Open floor plan kitchen complete with SMEG oven with 6 gas burners, white marble benchtops accompanied with ample custom cabinetry.
- Large covered outdoor living area with endless entertaining possibilities featuring two ceiling fans
- SPASA Multi Awarded Pool Builder "Sundollar" magnesium pool with heat pump for all year round swimming.
- Stunning low maintenance gardens and landscaping complete with an irrigation system
- High ceilings up to 2.6m
- Double car port with roller door
- Ducted zoned conditioning throughout
- 15KWH solar system
- Short distance to the upcoming Light rail
- Only a 5 minute walk to Burleigh Beach and James Street
- A step through your back gate to Burleigh's famous farmers market
- Amazing investment and rental potential
- Rates Approx. \$1802.72 Per half
- Water Rates Approx. \$495.68 per quarter
- Rental appraisal \$2,100-\$2,300

IN DUBIO FIDEI DABITUR'Disclaimer: Whilst every effort has been made to ensure the accuracy of the above and attached information, no warranty is given by the agent, agency or vendor as to their accuracy. Interested parties should not rely on this information as representations of fact but must instead satisfy themselves by inspection or otherwise.