

**12 Leichhardt Street, Coomera, Qld 4209**



**House For Sale**

Thursday, 14 March 2024

12 Leichhardt Street, Coomera, Qld 4209

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 391 m2**

**Type: House**



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## JUST LISTED!

Located in the heart of Coomera, just moments away from various conveniences such as shops, schools, and parks, this stunning family residence is certain to leave a lasting impression. Positioned on a sizable elevated block within a tranquil street, this generous home ensures a desirable lifestyle. The seamless open plan design makes for easy living with a gas cooktop and electric oven, plenty of options for storage and the contemporary kitchen overlooking your living/dining, two outdoor entertainment spaces and well maintained lush green grass yard. Plus, an additional living space offers endless possibilities - whether you fancy a cosy sitting room, a productive home office, or a vibrant kids' play area. With tiled flooring throughout, this expansive residence showcases a well-thought-out layout and premium finishes. It comprises four generously sized carpeted bedrooms, all equipped with fans and built-in wardrobes. The spacious master bedroom features a modern ensuite and a substantial built-in robe. Despite offering a peaceful retreat from the urban hustle, the property remains conveniently accessible to a range of local amenities, including educational institutions, shopping precincts, sports facilities, and recreational areas. Don't miss the opportunity to secure this exceptional family home in one of the Gold Coast's most sought-after suburbs - schedule your inspection today! With clear instructions and motivation, the property will be sold!

Features include:

- Spacious single level family home
- Contemporary kitchen, gas stovetop and electric oven, stainless steel appliances, pantry & significant storage.
- Master bedroom inclusive of a walk-in robe and stylish ensuite
- Three additional remaining bedrooms are each fitted with built-ins & fans throughout
- Main bathroom includes both a shower and separate bathtub
- Split system air conditioning in the family living area & master bedroom
- Two covered outdoor entertainment areas and grassed backyard
- Double lock up garage
- Side access
- Fully fenced backyard
- No Body Corporate or Estate fees
- Estimated Rental Potential of \$800 - \$850 per week

Nearby Amenities:

- Picnic Creek State School - 500m (approx.)
- Coomera Rivers State School - 2km (approx.)
- St Joseph's College - 2.1km (approx.)
- Foxwell State Secondary School - 2.8km (approx.)
- TAFE Coomera Campus - 4.1km (approx.)
- Coomera Train Station - 4.1km (approx.)
- Westfield Coomera - 4.1km (approx.)
- M1 Motorway - 5km (approx.)

This home's location gives you the best of both worlds - a peaceful neighbourhood with all the conveniences nearby. Local shops are conveniently located just a short distance away, ensuring easy access to all your everyday needs, making errands easy and spontaneous outings fun. Families will love having a variety of schools close by, catering to different preferences and educational needs. And when it's time to relax and have fun, this area has it all. The nearby Westfield Coomera offers a world of shopping experiences. If you're up for an adventure, buses and trains make it easy to explore nearby areas. Let's not forget about the famous theme parks practically at your doorstep. Whether you're into thrills or planning a family day out, these attractions are easy to get to, so you can make lasting memories without long trips. Why do people love living in Coomera? A charming suburb in the Gold Coast, Queensland that offers a delightful mix of urban comforts and natural beauty. It's home to the bustling Westfield Coomera shopping centre, diverse restaurants, and cosy cafes. Nature lovers can explore Coomera Waters and Coomera Regional Park, while thrill-seekers enjoy nearby theme parks like Dreamworld and Movie World. With its blend of amenities and attractions, Coomera has something for everyone to love. For all of your home loan needs, please contact our friendly broker, Conrad Palmer on 0410 296 050. Important: Whilst every care is taken in the preparation of the information contained in this marketing, Ray White will not be held liable for the errors in typing or information. All information is considered correct at the time of printing.