

**12 Moloii Crescent, Birkdale, Qld 4159**



**House For Sale**

Friday, 10 May 2024

12 Moloii Crescent, Birkdale, Qld 4159

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 607 m2**

**Type: House**



Josh Sherwood  
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Jake Sherwood  
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## Auction

In-Room Auction - Fiction Bar, Raby Bay Harbour Wednesday 05/06/2024 6:00pm Nestled in the heart of Birkdale, just a stone's throw away from the water, sits this stunningly renovated modern home. Offering both convenience and luxury, this property is a rare find in this sought-after location. As you arrive, you'll be greeted by the charm of a fully fenced property, complete with an electric gate and a white picket fence, ensuring both security and privacy. Ample parking space, complemented by a large shade sail and a convenient carport with drive-through access to the rear of the property, adds to the practicality of this home. Two large sheds provide ample storage space or could easily be transformed into a home gym or workshop. Additionally, the low-maintenance garden and solar panels adorning the roof ensure that this home is as practical as it is luxurious. Step inside to discover a beautifully renovated interior boasting high-end features throughout. The open-plan layout seamlessly connects each room, creating a sense of space and flow. The kitchen is a true standout, featuring sleek cabinetry, an electric cooktop, a rangehood and a servery window opening onto the outdoor entertaining area. Speaking of outdoor entertaining, you'll love the fantastic alfresco space, complete with a sparkling swimming pool, perfect for relaxing and unwinding with friends and family during the warmer months. This home is designed for year-round comfort, with split-system air conditioning and ceiling fans throughout. Three bedrooms, offer ample accommodation, while the master bedroom boasts an ensuite and built in robe. Convenience is key with this property, as it is just a short walk to the foreshore for your daily stroll. Local amenities, including prestigious Redlands College and Birkdale Fair Shopping Centre, are within easy reach. Tempting dining options await at Wellington Point Village, and bay beaches and boat ramps are just minutes away for weekend adventures on the water.\* This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes- Renovated throughout in a sought after location- Modern Kitchen with electric cooktop- Split system air conditioning and ceiling fans- Swimming pool and outdoor entertaining area- Drive through access, carport and shade sail- 2 large sheds with opportunity for multi purposes- Walking distance to water, schools and bus stop- Birkdale Fair shopping centre close by Call to inspect with Josh & Jake Sherwood today!