

124 Florabella Drive, Robina, Qld 4226



Unit For Sale

Wednesday, 14 February 2024

124 Florabella Drive, Robina, Qld 4226

Bedrooms: 3

Bathrooms: 2

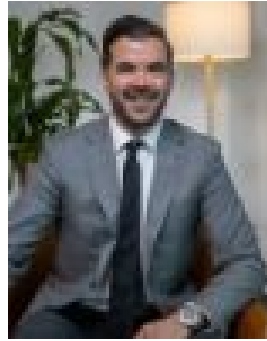
Parkings: 3

Area: 185 m2

Type: Unit



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Offers Over \$885,000

Welcome home to 124 Florabella Drive, where modern elegance meets unparalleled convenience. This executive-style townhouse, only six years old, offers a generous 185 sqm of living space and boasts unobstructed green space views. With the added bonus of no body corporate fees and having been exclusively owner-occupied, this rare gem is sure to capture hearts quickly! Step inside the light-filled open-plan space, revealing panoramic parkland views from within and a delightful deck to bask in tranquility. Families with children and pets will appreciate the private gated access to the adjacent parklands. The home features a contemporary kitchen with beautiful stone benches, a waterfall island, and smart storage options, accompanied by a convenient powder room. The living area seamlessly connects to a spacious alfresco deck, providing breathtaking parkland vistas. Upstairs, the master bedroom showcases a west-facing balcony overlooking the parkland, a walk-in robe, and an ensuite. Two additional bedrooms with built-in robes offer space for family or guests. A second lounge upstairs with room for a study nook enhances the overall comfort.

Property Highlights:- Open plan living with a well-appointed kitchen- Covered outdoor entertainment area with parkland views- Direct access to the park from the back deck- 3 x Split Air-conditioning units- Blackout blinds in two guest bedrooms- Window tinting in the east-facing bedroom- Annual maintenance of the back deck- Annual pest control- Gas cooking stove- Year Built: 2018- Council rates per year: \$1,958 (approx)- Water rates (excluding usage) per year: \$960 (approx)- Rental return appraised at: \$860 to \$880 per week (approx)- Gas hot water and gas cook-top- No Body Corporate- School catchment area: Robina State School & Robina State High School- Local independent schools: Arcadia College, Somerset College, All Saints Anglican School

Conveniently located, you can walk to CBUS Stadium, Robina Town Centre, and Robina Train Station, or take a short drive to the M1 for easy commuting. Enjoy an abundance of nearby restaurants, cafes, golf courses, and stunning Gold Coast beaches. This is a rare opportunity not to be missed! Contact Jessica Dietrich at 0427 707 226 to turn your dream lifestyle into reality!