

# 125 Edinburgh Road, Benowa Waters, Qld 4217



## House For Sale

Saturday, 10 February 2024

125 Edinburgh Road, Benowa Waters, Qld 4217

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 931 m2

Type: House



Sam Guo and Julia Kuo  
0423064310

## Auction

Lakefront Family Home in Prestigious Cul-de-sac with Internal Lift. Offering a peaceful waterfront lifestyle is this double-storey house, primely positioned in a prestigious cul-de-sac in the heart of the Gold Coast. The 931m<sup>2</sup> property holds 19.9m<sup>\*</sup> of water frontage to peaceful Lake June and enjoys proximity to parkland, leading schools and key city conveniences. Spacious and functional, the floor plan easily accomodates a modern family. A bright and open living, dining and kitchen area is lined with multiple sets of full-height bifold doors, which allow for refreshing breezes and effortless indoor-outdoor entertaining. The upper level plays host to a media room and the home's four spacious bedrooms. All are positioned to capture elevated lake and hinterland views, with three also benefitting from access to an expansive balcony. The alfresco area offers a comfortable and shaded setting in which to relax or dine between dips in the sun-bathed lap pool. Fenced front and rear lawns allow children and pets to play safely, while easy access to the lake invites you to launch a kayak for a leisurely paddle. Main Highlights: - Well-maintained, double-storey family home - 931m<sup>2</sup> block with 19.9m<sup>\*</sup> of water frontage to Lake June - Lake and hinterland views throughout - Quiet central cul-de-sac; proximity to parkland, schools and conveniences - Lap pool; front and rear lawns - Covered poolside entertaining area and upper-level balcony - Covered front porch leading to raised entry foyer - Open living, dining and kitchen space has full-height bifold doors to entertaining area - Kitchen has Miele dishwasher, Smeg oven, three-burner gas cooktop and rangehood; double sink; central island with storage and seating; walk-in pantry - Four bedrooms with lake and hinterland views, three have balcony access - Two master-level bedrooms, each with a walk-in robe and ensuite - Sunken media room with custom blackout blinds - Main bathroom has floor-to-ceiling tiles, built-in bath, walk-in shower, dual vanity and toilet - Additional powder room; laundry - Wine cellar; ample storage throughout - Oversized double garage with epoxy flooring and large storage space - Domus internal glass lift - Bruker intercom - Alarm system and external security camera - Ducted, zoned ActronAir air conditioning system - Low-maintenance, professionally landscaped gardens - Fully fenced with secure gated entry This address is set in a prestigious cul-de-sac of Benowa Waters, a peaceful and central Gold Coast suburb. A 50m stroll opens up Bruce Park, where children and pets can run free. Sorrento Shopping Village is 4.5km away and offers a choice of dining and retail options. Gold Coast Regional Botanic Gardens are 2.5km away, while popular HOTA is 5.7km distant. The closest patrolled surf is 6.8km, while the lifestyle precincts of Surfers Paradise and Broadbeach are both within 9km. Highly regarded private schools including Emmanuel College, The Southport School and St Hilda's School are all within an easy drive. Secure a spacious lakefront home in a tightly held cul-de-sac – contact Sam Guo 0423 064 310 or Julia Kuo 0402 668 885. Disclaimer: 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. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.