

13 Jerrob Court, Carrara, Qld 4211



House For Sale

Friday, 1 December 2023

13 Jerrob Court, Carrara, Qld 4211

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: House



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Auction

Nestled at the end of a quiet cul-de-sac in the sought-after Boonooroo Park, 13 Jerrob Court unveils itself as the perfect family retreat. Boasting 4 bedrooms, this solid brick and tile home sprawls across an expansive 1,201m² block, offering exceptional value and limitless potential in the heart of a thriving suburb. This residence is a beacon for a variety of buyers, beckoning those who seek a harmonious blend of comfort, space, and opportunity. The allure of this property extends beyond its walls. A great-sized pool, abundant outdoor entertaining spaces, and a separate Man Cave provide a canvas for creating lasting memories. The dream garage, tailored for large cars and cherished toys, adds a touch of practical luxury. Positioned to perfection, this residence is not just a home; it's a lifestyle waiting to be embraced. Your search for the ideal family haven concludes here at 13 Jerrob Court.

Key Features:-

- 4 Bedrooms:** Master with Ensuite and walk-in robe: Each bedroom is equipped with built-in wardrobes, providing ample storage.
- Recent renovations:** have modernized both the kitchen and bathrooms, ensuring a contemporary and fresh ambiance throughout the home. Enjoy updated living spaces that reflect modern style and convenience.
- Spacious 1,201m² Block:** A generous land size that is perfect for kids and pets to enjoy or even provides endless possibilities for expansion.
- Inviting In-Ground Swimming Pool:** A great-sized pool beckons for leisurely afternoons and memorable family moments.
- Man Cave:** Unwind in the separate Man Cave, conveniently located next to the pool for added entertainment options.
- Comfort Features:** Ceiling fans in all bedrooms, along with 5 split-system air conditioners throughout the home, ensure year-round comfort.
- Backs onto Parklands:** Fully fenced for privacy, the property backs onto parklands with rear access, creating a seamless connection to nature.
- Impressive Garage and Carport:** A dream garage designed for large cars and storage, accompanied by a 3-car carport, providing ample space for all your toys.
- Multiple outdoor living spaces:** Revel in outdoor entertaining throughout the year in either of the beautiful outdoor living spaces.
- Landscaped Gardens:** Immaculately manicured gardens surround the property, creating a picturesque setting.
- Additional Storage:** Garden shed that offers practical storage solutions for tools and equipment.
- Energy-Efficient Features:** Benefit from a 6.3kw solar system with 25 panels, along with solar hot water and 2x 5000L water tanks, contributing to sustainability.

Property Information:

- Council Rates:** \$2,137.36 approx. per annum
- Water Rates:** \$1,133.88 approx. per annum
- Rental Appraisal:** \$950 - \$1,000 per week

Boonooroo Park enjoys an ideal location, seamlessly connected to Gold Coast amenities. The M1 is minutes away, and major shopping hubs like Pacific Fair and Robina are within a 10-minute reach, as are the pristine beaches of Broadbeach and Surfers Paradise. Emmanuel College, renowned for its excellence, is a mere 3.5km away, complemented by a selection of kindergartens and public schools, all within a 10-minute radius of Carrara. The vicinity boasts world-class sporting facilities, including KDV, Heritage Stadium, Royal Pines, and Emerald Lakes Golf Course. Essential shopping, from Woolworths and Coles supermarkets to local restaurants and takeaways, is conveniently accessible within a few minutes.

For further information on this home or to arrange an inspection, please call Matt Hughes on 0421 724 330 or James Manoussakis on 0479 033 883.

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. We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. * denotes approximate measurements.