

**16 Catchlove Street, Maudsland, Qld 4210**

**House For Sale**

Friday, 3 May 2024

16 Catchlove Street, Maudsland, Qld 4210

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 690 m2**

**Type: House**



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## Interest Over \$1,049,000

This magnificent home has it all! From the single level resort style ambiance to the open plan layout, it has been intelligently designed to create a perfect indoor / outdoor living experience, in other words, perfect for Queensland lifestyle. Meticulously cared for by exceptional tenants, everything feels just right as soon as you step inside or outside, and you can't help but fall in love with this charming residence. It features light filled interiors that include 2 large separate living areas, 4 generous bedrooms - master with its own en-suite and a huge 3 door robe, remaining bedrooms have built-in robes, are carpeted and all have ceiling fans - master and 2 other bedrooms have air conditioner. There is also a separate laundry and 2 very well maintained bathrooms. Kitchen is well appointed and spacious, has a lot of under-bench and overhead storage, all electrical appliances, and plenty of bench space for a busy chef of the family. Outside entertaining is every host's dream. You have an undercover alfresco area at the back of the property, and another at the front, featuring an in-ground pool, timber decking and a Gazebo. The yard is 690m<sup>2</sup>, fully fenced, and tastefully landscaped with tropical and native plants. Currently rented at \$920 per week, perfect for an investor or buy now and move in after 24th of November 2024 when the lease ends. Positioned in 'Park Lake Estate' with easy access to the M1 Motorway, local schools and shops nearby, only 20 minutes drive to Gold Coast famous beaches, and a few minutes away from theme parks.

- 4 bedrooms / 2 bathrooms / 2 car garage
- Separate laundry / lots of storage
- Multiple living areas inside and outside
- In-ground pool / timber decking / Gazebo
- 5 kw solar power system
- 4 air conditioners / ceiling fans
- 690m<sup>2</sup> yard
- Rental appraisal \$920 per week
- Highly sought after location

**DISCLAIMER:** We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.