

16 Firmin Court, Mermaid Waters, Qld 4218

Sold House

Friday, 5 April 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 631 m2

Type: House



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\$1,780,000

Step into a life of serenity, comfort and privacy, nestled in the flourishing locale of Mermaid Waters. The moment you walk through the door, you'll feel immersed in this coastal haven where meticulously cared-for craftsmanship looks out upon a diverse, lush landscape. Anchored by enriched hardwood flooring, neutral tones and timber elements, each aspect of the home is designed to evoke a sense of tranquility that will be appreciated by both families and couples. A thoughtfully considered floor plan offers a harmonious transition between indoor and outdoor living, ideal for leisurely gatherings through all seasons. Private yet open, each space flows effortlessly, from the spacious, well-appointed chef's kitchen to the bright living spaces and out to the expansive north-facing undercover alfresco area. Prepare elaborate meals with expansive benchtops, a gas stove and the added luxury of a butler's kitchen, while overseeing family and guests through the outdoor servery window. Outside, a saltwater pool offers hours of activity and relaxation, not to mention a tranquil morning greeting to the master suite. Complete with solar panels, ducted air conditioning throughout and an advanced reverse osmosis water filtration system to the entire house, this highly functional dwelling caters generously for comfort, wellness and considered living. For those who work from home, a well-connected study area awaits, which could also be used as a dedicated homework nook for teenagers. Proudly nestled on a fully fenced flat 631m² block within a quiet family friendly cul-de-sac, this is a truly magnificent home to embrace a tranquil lifestyle. There are too many features to list, inspections are a must! Your sanctuary awaits. Key Features:

- Flat and fully fenced 631m² block featuring lockable sliding gate and pedestrian entrance
- Huge undercover entertainer with wide board decking
- Poolside deck with built-in day beds
- Sliding doors from both the master and living opening to the outdoor areas
- Chef's kitchen with gas cooking and servery to the outdoor living plus a butler's kitchen with plenty of bench and storage space
- Beautiful hardwood flooring throughout
- Master suite with direct access to the entertaining area and beautiful pool views
- Ducted air-conditioning throughout
- Smart Intercom System
- Block out and sheer blinds to all bedrooms
- Advanced reverse osmosis water filtration system - Operates through the entire home
- Solar
- Architecturally designed landscaping
- Large laundry with direct access outside
- Designated study with built-in desk
- Garden shed

Financials: Water rates - Approx. \$465 per quarter Council rates - Approx. \$610 per quarter Rental Estimate - Approx. \$1,500 - \$1,600 per week

Location: Mermaid Waters is one of the most liveable residential suburbs on the Gold Coast with easy access to Mermaid Beach and just a short drive to Pacific Fair, Q Super Centre, Star Casino. Residents are serviced by numerous day care facilities, public and private schools, Bond University as well as excellent lifestyle amenities including sporting clubs, trendy cafes and restaurants. Being centrally located in the heart of the Gold Coast allows easy access to both Brisbane and the Southern districts. Also only a short stroll to Lake Hugh Muntz, one of the first urban lakes constructed in Queensland comprising of about 17ha in area and offering locals exclusive access to recreational activities such as paddle boarding, kayaking and swimming.

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