

**163/10 Ghilgai Road, Merrimac, Qld 4226**



**Sold Townhouse**

Friday, 10 May 2024

163/10 Ghilgai Road, Merrimac, Qld 4226

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 4**

**Type: Townhouse**



John Santos  
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**\$750,000**

Attention savvy investors, first home buyers and young families! Be quick to secure this newly rejuvenated town home in Lakeland Villas, an exclusive complex in a quiet sector of Merrimac only minutes to all facilities. With luxury resort-style amenities far surpassing other complexes in the area, close to family-friendly parks, local shops and the prestigious All Saints Anglican College, the convenient lifestyle on offer is second to none. With a peaceful and private location, this beautifully presented two-storey property will surprise you at every turn. Upon entry you are welcomed by the spaciouly open living and dining area, flowing naturally to its low maintenance backyard. Its newly renovated kitchen features premium stone benches, brand-new stainless-steel appliances, loads of storage, nice backyard views and easy access to the patio, perfect for an Alfresco dining experience. This floor also offers a guest W/C for your convenience, internal access to its generous single garage which doubles as the laundry for added practicality. There's room for all the family with 3 generously sized bedrooms, all with fans, BIR's and large windows. The spacious master bedroom features a large double BIR, A/C and private ensuite. All bedrooms are serviced by the generous main bathroom featuring a smart bath/shower combination and separate linen closet. Added features include:- Brand new air-conditioning systems in living areas and master bedroom- Brand new hybrid timber-look flooring on ground floor including stairs- New, quality carpets throughout all bedrooms- Freshly painted interior with modern downlights throughout - Extra storage room under stairs- Large single garage plus 3 additional car spaces on driveway. Lakeland Villas feature luxurious resort-style facilities including secure gated entry and an exclusive Clubhouse complete with expansive underground pool with kiddie areas, heated spa, expansive indoor and outdoor entertaining and BBQ areas, well-equipped gym facilities and in-house sauna room. The complex offers privacy and security in an excellent location, and private access to MRE reserve, the perfect spot for quiet meditation, morning workouts or Sunday family picnics. The lifestyle on offer is hard to beat, and with very reasonable Body Corporate fees, this property is perfect for both owner-occupiers and investors looking to easily secure excellent returns. Located only minutes to Saint Michael's College, All Saints Anglican, Merrimac SS and Robina SHS, and only a stone's throw from local parks and reserves, this is the ideal location for the active family. Within easy access to the M1 Motorway and convenient access to the Merrimac Train Station (coming soon), and only minutes away from Worongary Shopping Centre, Robina Town Centre, Lakelands Golf Club, local shops, restaurants, specialty outlets and supermarkets. Whether you're looking for a smart investment addition to your portfolio or wanting to secure your first home, this property will surely fit the bill. With quality properties in this area in very high demand, this rare opportunity will not last long! Call now for more information and to book your private inspection. Disclaimer: Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquires. This business is independently owned and operated by Emerald Coral Pty Ltd t/as McDermott Residential ABN 51 811 642 130