

**175 Balgownie Drive, Peregian Springs, Qld 4573**

**House For Sale**

Monday, 6 November 2023



175 Balgownie Drive, Peregian Springs, Qld 4573

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 771 m2**

**Type: House**



JAMIE VIBERT  
0434624155



BREE BELLHOUSE  
0448165489

## FOR SALE

Nestled off the main road down a secluded driveway, this spacious family residence is situated on a fully enclosed 771m<sup>2</sup> lot in one of the most sought-after neighbourhoods in Peregian Springs. It offers an easy-going coastal lifestyle, with close proximity to golf courses, parks, schools, and is just a short five-minute drive to the beach. Spread across a single level home and featuring a well-planned layout, the home consists of four bedrooms, two bathrooms, an open-concept living and dining area, a media/rumpus room with external access, a high-end kitchen with a butler's pantry, a recently upgraded outdoor entertainment patio with an outdoor kitchen that overlooks the in-ground pool, a separate laundry, a double garage, and secure on-site parking for a third vehicle, boat, or RV. This exquisite residence exudes charm and boasts a stunning presentation both indoors and outdoors. The current owners have invested in various enhancements and updates, elevating its value and overall appeal. These improvements include the installation of new LED lighting throughout, the addition of contemporary ceiling fans, a remarkable transformation of the outdoor entertainment space, meticulous garden landscaping, and the addition of a convenient garden shed. Notable features of this home encompass lofty ceilings, low-maintenance flooring, high-quality window dressings, elegant stone countertops, stainless steel appliances, a sleek gas cooktop, soft-close cabinetry, floor-to-ceiling tiles in the bathrooms, a separate bathtub and shower in the main bathroom, direct access from the master bedroom to the outdoors, and enchanting garden lighting. This property is expertly designed for both indoor and outdoor entertaining. The inviting alfresco patio is a surefire crowd-pleaser, destined to host countless celebrations and memorable moments by the pool. With its north-easterly orientation, it offers year-round comfort. Situated in the sought-after Peregian Springs, this home provides an opportunity to live life to the fullest. Your days can be filled with golf, swimming, surfing, fishing, dining at local eateries, or simply unwinding in the tranquility of your beautiful abode, relishing the privacy and the epitome of the good life. The current owners are ready to downsize and sell, and this home is sure to leave a lasting impression on all who visit. It embodies the kind of home and style that many people dream of—make it your reality today.

Summary of Features:-  
- Elegant lifestyle home  
- Private 771m<sup>2</sup>, north-east facing at rear  
- 4 bedrooms, 2 bathrooms, 2 living areas  
- Quality stone kitchen with butler's pantry  
- Entertaining alfresco patio with outdoor kitchen  
- Sun-drenched in-ground pool with night lighting  
- High ceilings, LED lighting, fans throughout  
- Easy-care landscaped gardens + garden shed  
- DLUG + secure onsite parking for 3rd vehicle  
- Walk to golf, schools, shops, local parks  
- 5 mins drive to village hub & patrolled beach  
- One of Peregian Spring's most desirable streets