

# 18 Garden Grove, Carrara, Qld 4211

## Sold House

Saturday, 11 November 2023



18 Garden Grove, Carrara, Qld 4211

Bedrooms: 4

Bathrooms: 4

Parkings: 6

Area: 1384 m2

Type: House



James Chiang [?](#)

**\$3,650,000**

This magnificent North East facing property offers the ultimate living style where sheer elegance dominates every aspect of this superb home, nestled in an exclusive waterfront precinct. Warm rays of morning sunshine reflect over the pool to mirror the expansive panoramic main river views that extend to the Surfers Paradise city skyline. This home boasts an opportunity for those of discerning taste with generous living spaces and the perfect marry of open casual style living combined with formal elegance. The use of natural light and the perfect colour palette create an atmosphere of tranquillity and harmony. The unique architectural curvature and impressive high ceilings throughout this property denote a defining difference. This style reflects the individualized character of so many premier properties on the Gold Coast. Master kitchen with granite bench, walk in pantry, quality appliances provide the perfect culinary space. Expansive interconnective contemporary living spaces adjoin the formal lounge and incorporate an enclosed cosy fire place. A built-in bar facility is within easy access of the master kitchen and entertaining areas. Four double bedrooms feature individual walk-in robes and private fully tiled ensuites. The master bedroom with private balcony affords magnificent water views for the perfect relaxation escape. An alfresco/enclosed outdoor area boasts a modern BBQ facility and outdoor dining space. Expansive balconies offer breathtaking river views to relax and enjoy the ambience of this magnificent property. An executive office study with ample storage and quality cabinetry also features in the plan. Gym enthusiasts are afforded a separate gaming/ exercise area overlooking the wide water vistas of the Nerang River. This exclusive property offers the discerning an opportunity not to be missed. Please view attached video tour on house walkthrough.

Features:- Private 1384m<sup>2</sup> riverfront block with 23 metres of north-to-water frontage- Views across a wide section of Nerang River to Surfers Paradise skyline- Over 50 squares of dual-storey residence - High ceilings throughout- Riverfront pool, sun lounging deck and alfresco entertaining space- Gym/ entertainment game room- Large, central kitchen with granite benches, walk-in pantry, stainless-steel splash-backs and appliances- Dining room with a beverage bar, separate formal loungeroom with a fireplace- Four spacious bedrooms all with walk-in wardrobes and ensuite access- One study with bookshelf cabinetry - Ducted air-conditioning, landscaped gardens- Automatic gates with ample secure off-street parking for boat or trailer accommodation ahead of oversized double garage- Easy access to shopping, parks, M1 to Brisbane and Gold Coast airport

Location:- 7 Emerald Lakes Parklands 800m- 7 Carrara Boat Ramp 900m- 7 Emmanuel College 2km- 7 Carrara Market 2.7km- 7 Carrara Shopping Centre 2.3km- 7 Royal Pines Resort Golf Club 2.5km- 7 Emerald Lakes Golf Club 3km- 7 Metricon Stadium 3.2km- 7 Lakelands Gold Club 3.5km- 7 Palm Meadows Golf Course 3.6km- 7 Surfers Paradise Golf Club 4.2km- 7 Nerang Station 4.5km- 7 TAFE Queensland ASHMORE CAMPUS 4.9km- 7 KDV Sport 5km- 7 Gold Coast Regional Botanic Gardens 5.1km- 7 Merrimac State School 5.1km- 7 Benowa Garden Shopping Centre 5.3km- 7 Benowa Gardens Village Shopping centre 5.3km- 7 Benowa State High School 5.5km- 7 Q super Centre 5.7km- 7 Pindara Private hospital 6km- 7 Merrimac State High School 6.1km - 7 Griffith University 7.5km- 7 Robina State School 7.6km- 7 Hota (Home Of The Arts) 7.7km- 7 The Stars Casino 7.8km- 7 Broadbeach 7.9km- 7 Pacific Motorway 8km- 7 All Saints Anglican School 8.3km- 7 Robina Town Centre 8.6km- 7 Bond University 8.9km - 7 Robina Station 9km- 7 Robina Hospital 9.2km- 7 Surfers Paradise 9.2km- 7 Robina Private Hospital 10km- 7 Somerset College 11km- 7 King's Christian College 12km- 7 Gold Coast Airport 33km

Please feel free to contact us at anytime for any enquiry and private touring. We would love to hear from you. 7 7 7 James 7 0410 319 319

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