

2/12 Kallara Street, Tugun, Qld 4224

Sold Duplex/Semi-detached

Friday, 16 February 2024

base

2/12 Kallara Street, Tugun, Qld 4224

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 214 m2

Type:

Duplex/Semi-detached



Paul Kearney
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\$1,480,000

Centrally located on one of Tugun's best streets, with only a short level 800m stroll to the beach & into the heart of Tugun Village, this near new luxurious residence has been designed and finished to excite the most discerning of taste and expectations. Boasting 214m² of floor space, this impressive home has been created with mid-century modern and contemporary influences, a crisp white colour palette blended with mosaic tiles, warm timber finishes and high quality fixtures and fittings throughout. From the moment you step inside, this home reveals style, space and comfort and radiates an abundance of natural sunlight. With high ceilings and an open plan kitchen, a free flowing dining & living area, you will instantly admire the feeling of openness, combined with striking features including polished concrete floors and full-length glass sliding doors covered by sheer curtains. Open up the doors & windows on both levels to inhale the clear coastal air and feel the gentle ocean breezes on your skin. Designer kitchen with 900mm cooking appliances, integrated dishwasher and microwave, the island bench seamlessly adjoins the lounge/living and effortlessly flows out into the private external courtyard area – a delightful space where you can relax and share time with your family and friends. Features:- Near new ultra modern living- Secure keyless entry- Fully ducted air conditioning & ceiling fans - Double lock up remote garage with optional workshop space or extra storage- Fully fenced for security & privacy- Easy care polished concrete floors throughout downstairs- Premium grade carpet & underlay to entire upstairs level - 2.7m high square set ceilings throughout with 2.4m doors- Timber veneer cabinetry and stone benchtops throughout - Spacious master with ensuite and large walk in robe/dressing room- Large second living area upstairs- Study Nook- Outdoor Shower- Manicured landscaping with automatic irrigation- 12.38mm acoustic glass with heaviest acoustic wall insulation- 6 years Builder's Warranty- Pet friendly- No Body Corporate Fees- Easy low maintenance beachside living- Council Rates \$2,887 pa- Water Rates \$988 pa Location:- Level 800m walk to beach- Close to Bowls Club, public transport & a selection of gourmet Cafe's & Restaurants in Tugun Village- 5 minute drive to Close to Southern Cross University, John Flynn Private Hospital & Gold Coast International Airport- A wide selection of reputable schools (both public and private) and sporting grounds all within 10 minutes drive- Easy access to M1 (45 minute drive south to Byron Bay and 1 hour drive north to Brisbane) This designer home truly flaunts stylish living with a beachside culture in a vibrant community. To arrange a private inspection or for any further information please contact Paul Kearney of Base Property Group on 0418 983 538.