

20 Arthur Street, Mermaid Beach, Qld 4218



House For Sale

Friday, 14 June 2024

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Bedrooms: 4

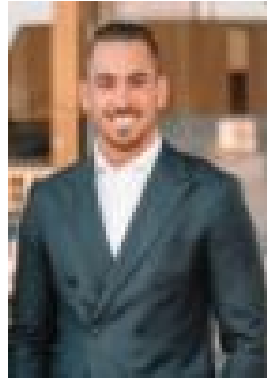
Bathrooms: 4

Parkings: 2

Type: House



Daniel Donovan
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Auction

Embrace a coveted coastal lifestyle with a classic beach house reimagined to deliver modern comfort and charm. Footsteps from door to shore, bright and breezy interiors unfold across two levels, with downstairs designed to seamlessly blend indoor and outdoor spaces. Pillarless stackable doors peel back to create a free-flowing transition from the open plan kitchen, living and dining zone to the alfresco deck, as if it were one complete entertaining area. A sunny and private sanctuary with a pool, spa and tropical gardens, it's also perfect for relaxation. Four king-sized bedrooms echo the home's contemporary coastal appeal, too, spoiling you for choice with luxe master suites on each level. Nestled in an exclusive enclave that adjoins Hedges Ave, you won't need a car to enjoy the best of this location. Spend your mornings chasing the sun with a surf, swim or beach stroll before grabbing coffee from your favourite barista (who always knows your order). Plus, make a date for lunch, dinner or drinks at a tempting array of Nobby Beach dining options, including firm new local favourite, The Oxley, all within walking distance. Public transport is close too, and it's just 3km (approx.) to enjoy Pacific Fair, The Star and the delights of Broadbeach. All that's missing from this perfect lifestyle is you! Don't delay, inspect today.

Property Overview:

- Classic beach house reimagined to deliver modern comfort, style and charm
- Easy-care and private 405m2 block footsteps from Mermaid Beach shoreline
- Wrapped in a coastal clad façade, trimmed with a gabled roof
- Bright and breezy interiors thanks to extensive glazing, louvred windows and slider doors
- Designed to embrace a seamless indoor-outdoor lifestyle
- Fuss-free polished concrete floors downstairs (perfect for sandy feet)
- Warm timber finishes to upstairs floors, floating staircase and feature wall
- Sleek kitchen includes Caesarstone benches and an induction cooktop
- Open plan living, dining and kitchen flows freely outdoors via pillar-less slider doors
- Upstairs family room
- Master suites on each level, both boasting soaring exposed-beam cathedral ceilings, walk-in robes and luxe ensuites
- Upstairs master suite opens to a sun-soaked front balcony
- Two further king-sized bedrooms furnished with walk-in robes and two modern bathrooms
- Office with external access
- Sunny alfresco entertaining deck, overlooks the private pool, spa and tropical gardens
- Abundant storage, including a walk-in linen closet
- Secure gatehouse, keyless entry, video intercom
- Outdoor shower
- Double garage plus a lockable storeroom, ideal for bikes, boards and beach gear
- Ducted air-conditioning, ceiling fans and security alarm
- Short stroll to local Mermaid Beach and Nobby's Beach eateries, shops and services
- Ample public transport close by
- Approx. 3km to Broadbeach, including Pacific Fair and Star Casino
- Approx. 17km to Gold Coast Airport

Rental Appraisal: \$2,500 - \$2,750 per week
Council Rates: Approx. \$2,559.81 half yearly
Water Rates: Approx. \$560.48 per quarter
Disclaimer: The above information is accurate to the best of our knowledge; however, we advise that all interested parties make their own enquiries as we will not be held responsible for any variation that may apply to this information. The website may have filtered the property into a price bracket for website functionality purposes