

200 Hedges Avenue, Mermaid Beach, Qld 4218

House For Sale

Thursday, 18 January 2024



200 Hedges Avenue, Mermaid Beach, Qld 4218

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 511 m2

Type: House



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From \$7.2m, completion due March 24

DISPLAY NOW OPEN SAT & SUN 10:30am - 12:30pm or by appointment. New Ocean Houses designed for a lifestyle of indulgence ranging from 466 -511sqm. Expansive in size, 200 HEDGES is an exclusive enclave of five Ocean Houses for those in pursuit of a premier location, who love the unique and seek the unrivalled. Built by award winning Mactech Constructions, 200 Hedges is ready for viewing now with completion March 24. Each remaining Ocean House ranges in generous area between 466sqm - 511sqm* featuring:

- Four distinctive levels with ocean views
- 4 Bedrooms, 3 bathrooms + 2 powder rooms
- Oversized double lock up garage
- Individual pool
- Individual lift accessible to all levels
- Natural stones and coastal finishes throughout
- Unrivalled craftsmanship in built form
- Low maintenance landscape designed for flexible lifestyles
- Concrete masonry construction
- Low strata levies

Configured as: Ground floor.....

- Pedestrian beach access from Hedges Avenue
- Front entry & lift access
- Pool and outdoor courtyard, beach shower, individualised landscape.
- Multi-function ground floor pool-house entertainment, poolside bar and kitchen.
- Ensued self-contained fourth/guest bedroom
- Oversized double lock up garage

First floor.....

- State of the art kitchen + butler's pantry filled with natural light.
- Endless stone bench top + breakfast bar
- Featured climate-controlled wine storage system
- Sunken formal living room
- Separate dining area
- Family living/lounging room
- Entertainers' balcony and built in BBQ area
- Powder room

Second floor.....

- Ocean facing master bedroom with floor to ceiling glass
- Master ensuite with landscaped ocean outlook
- Walk-in dressing room
- Second and third bedrooms
- Third bathroom
- Built-in office/study/library
- Generous linen storage

Third floor and rooftop.....

- Rooftop entertaining terrace with expansive ocean & city skyline views
- Rooftop bar + entertainment kitchen
- Powder room
- Integrated laundry facilities
- Private Utility area

200 HEDGES OCEAN HOUSES - an unrivalled offering in luxury Hedges Avenue beachside living. This project is unmatched in size and quality. Hedges Avenue Mermaid Beach is expected to continue to provide future capital growth being one of the most sought after & prestigious locations along the pristine coastline of the Gold Coast. For more information or to arrange an inspection of the display by appointment contact CLARK Prestige on +61 400 338 434 or email 200Hedges@clarkproperty.net.au