

22 Kallay Street, Miami, Qld 4220

— **Coastal**

House For Sale

Friday, 16 February 2024

22 Kallay Street, Miami, Qld 4220

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: House



Guy Powell

0413030851

Auction

Auction In Rooms, Wednesday 6th March at 11:00am. Level 1, 16 Queensland Avenue, Broadbeach. Unique opportunity - buy one or buy both! Rarely does an opportunity to secure 1012m² of prime blue chip real estate in the heart of Miami present itself. An extraordinary chance for a lucky new owner to call this home or seize a savvy investment to simply land back and hold for the future. Slip away into your very own slice of paradise at this perfect coastal inspired home. Ideally positioned just a short distance from world class beaches and a championship golf course, your carefree lifestyle begins at 22 Kallay Street, Miami. Located on a larger 506sqm block in the heart of Miami with 13.9m of street frontage (27.8m for both blocks), this home is designed for entertaining friends and family all year round. Floor to ceiling bi-fold doors flow seamlessly from the open plan living, kitchen and dining spaces to your spacious outdoor covered patio overlooking the beautiful sparkling in-ground swimming pool. Surrounded by low maintenance manicured gardens and grass up the back for the kids and pets to play. Bursting with character and style throughout capturing cool coastal breezes, well equipped kitchen with plenty of storage, breakfast bench and quality appliances. Master suite with built-in robes and ensuite, two additional bedrooms and modern family bathroom with separate toilet and bathtub. Additional patio at the rear of the property with carport and large storage shed. A short stroll or pedal to Miami Beach, Miami Marketta, Burleigh Golf Club, Nobby's precinct, neighbourhood cafes, parklands, primary and senior schools and public transport. Property Features: • 3-bedroom, 2-bathroom single level beach home • Positioned on a 506sqm block in the heart of Miami with 13.9m street frontage • Light and bright throughout, full of character and style • Sparkling inground swimming pool • Low maintenance manicured gardens • Large outdoor covered alfresco, perfect for entertaining friends and family • Open plan living and dining spaces • Chef's kitchen with plenty of storage and breakfast bench • Master suite with built-in robes and ensuite • Two additional generously sized bedrooms • Renovated family bathroom with separate toilet and bathtub • Split-system air conditioning throughout • Double carport and storage shed at rear of the property • Opportunity to buy one or buy two side by side 506sqm blocks creating a generous 1012m² landholding in blue chip location • Easy walk to future light rail, schools, world class beaches, parks and an array of restaurants and cafes Property Specifics: • Council Rates: \$1,821.18* half yearly • Water Rates: \$460* per quarter • Rental Appraisal: \$1,000 - \$1,100* per week* Approx Disclaimer: This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.