

# 24 Kerrigan Court, Mudgeeraba, Qld 4213

## House For Sale

Wednesday, 17 January 2024

24 Kerrigan Court, Mudgeeraba, Qld 4213

**Bedrooms:** 4

**Bathrooms:** 2

**Parkings:** 2

**Area:** 804 m2

**Type:** House



Ilona Barry

0424711033

## Expressions of Interest

Your oasis of space and style awaits in popular Clover Hill Estate, promising sophisticated living in a family-friendly setting. Gracing an 804m<sup>2</sup> allotment that borders parklands with a fresh and vibrant appeal, functionality is paramount across this single level floorplan. The sleek kitchen occupies the heart, stretching out to embrace a spacious living and dining zone and beyond to the outdoors. This free-flowing connection with the covered alfresco terrace ensures entertaining is a breeze, while a Bali hut, expansive decking and mature greenery combine to offer a private, relaxing poolside experience. New carpets, lighting and ceiling fans also rejuvenate the interiors, with VJ panelling adding a touch of coastal elegance to the formal lounge and master suite. One of four bedrooms (or five, if you convert the lounge into sleeping quarters), this blissful space tempts you with a designer walk-in robe and an invitation to soak away any stress in the renovated ensuite. Grab a wine, fill the bathtub and Netflix and chill with an integrated iPad. Perched in a peaceful community, families are sure to appreciate being within walking distance of elite Somerset College and Clover Hill State School. Prestigious All Saints, Hillcrest Christian College and King's Christian College are also within a convenient radius, as is the village charm of Mudgeeraba. First-class shopping, dining and leisure beckons in just five minutes at Robina Town Centre, plus it's easy to access the M1, perfect for commute to Brisbane or Gold Coast Airport. Factor in being approx. 11km from golden beaches, and this location is hard to beat! Make it your must-see and arrange an inspection today.

Property Specifications:

- Sophisticated single level sanctuary within the popular Clover Hill Estate
- 804m<sup>2</sup> block backing onto parklands
- Freshly painted inside and out, complemented by new carpet, fans, lighting and VJ panelling
- Sleek kitchen with stone benchtops and island, walk-in pantry and Westinghouse appliances
- Open plan living and dining area with vaulted ceiling
- Formal lounge with VJ panelled feature wall (could easily function as a potential extra bedroom)
- Privately positioned master suite with VJ panelling, fitted walk-in robe, luxe renovated ensuite with dual showers, dual vanity, toilet, freestanding bath and wall-mounted iPad
- Two additional bedrooms with built-in robes plus 4th bedroom/study
- Modern main bathroom
- Covered alfresco entertaining area plus a Bali hut for poolside relaxation
- Sparkling pool trimmed with decking, and established greenery for total peace and privacy
- Easy-care gardens, shed, veggie patch and top quality turf
- Double garage and driveway parking
- Functional laundry
- Ducted air-conditioning and ceiling fans
- Electric hot water
- 6.6kW solar system
- Security cameras
- Easy walk to Somerset College or Clover Hill State School
- Conveniently close to Robina Town Centre, the village atmosphere of Mudgeeraba and accessing the M1

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.