

24 Sunnybrae Close, Merrimac, Qld 4226

House For Sale

Wednesday, 29 May 2024



24 Sunnybrae Close, Merrimac, Qld 4226

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 498 m2

Type: House



Tina Nenadic
0755933111



Julianne Petersen
0419025435

Offers above \$869,000

Discover this gem tucked away in a highly sought-after and ultra-convenient location—a perfect haven for families or a savvy investment opportunity! Situated at the end of a peaceful cul-de-sac, this delightful home boasts 3 generously sized bedrooms and 2 bathrooms, including a master suite with an ensuite and walk-in wardrobe. The bright and airy open-plan living, kitchen, and dining area forms the heart of this home, effortlessly flowing into a spacious, fully fenced backyard. This outdoor oasis provides ample space for children and pets to play safely, with plenty of room to add a pool! The location is highly desirable, ideally situated to neighbouring Bourton Road Cafe and with quality schools such as Star of the Sea Primary School, St Michael's College, All Saints Anglican School, and Merrimac State School all within close proximity. Robina Hospital, CBus Stadium, and Robina Town Centre Shopping are just a 10-minute drive away, while the beautiful Gold Coast beaches await within 15 minutes. Golf enthusiasts will appreciate the proximity to renowned courses like Lakelands, Palm Meadows, and the Glades. With just a 5 minute walk to the Merrimac Rail Station (Currently under construction), and easy access to the M1 motorway and public transport, you'll enjoy convenient connections to all that the Gold Coast has to offer. Some of the features of this property include: - 3 bedroom, 2 bathroom single level family home - Master bedroom with ensuite and walk in wardrobe - Bright open plan living, kitchen and dining - Ceiling fans and air conditioning installed - Large fully fenced back yard, covered outdoor entertaining - Plenty of room for the kids and pets to play securely - there's even room for a pool! - Double lock up garage with room for additional parked cars on driveway - 498m2 land area - Quiet cul de sac location, close to all amenities

Submit an enquiry to receive a copy of the Information Pack or contact Tina Nenadic or Julianne Petersen for further information today!

ABOUT MERRIMAC

The suburb of Merrimac is renowned for its affordability, accessibility, and family-friendly amenities. The area boasts several highly regarded public and private schools, such as All Saints Anglican College, St. Michaels College, the recently established Star of the Sea and Merrimac Primary schools, as well as multiple parklands. Residents of Merrimac enjoy convenient access to several popular shopping centres, including the Robina Town Centre and Worongary Town Centre, as well as a range of parks and recreational options, including the upcoming Greenheart project. Golf enthusiasts will find plenty to love about Merrimac, with the suburb being home to the first Jack Nicklaus signature golf course at Lakelands. While Merrimac currently benefits from ample public bus transportation, plans are in place to establish a train station in the near future. The closest beach to Merrimac is Kurrawa Beach, which is located in Broadbeach and can be reached in approximately 15 minutes. This neighborhood is known for its excellent community spirit, with friendly neighbours, local parks just a short walk away, and a local shopping village around the corner. Public and private schools and shopping centres are within easy walking distance, and the Pacific Highway offers straightforward access to both the airport and Brisbane within 20 and 45 minutes, respectively. Additionally, Broadbeach is only a 12-minute drive away.

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 vendors, purchasers & tenants should make their own enquiries to verify the information contained herein.