

26/19 Sunrise Ct, Merrimac, Qld 4226

House For Rent

Friday, 5 April 2024



26/19 Sunrise Ct, Merrimac, Qld 4226

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: House



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\$1,100 per week

Welcome to 26/19 Sunrise Ct, Merrimac. To arrange a viewing please click 'Request an inspection' and select one of the existing inspection times. If no times are available or they do not suit, please register your details to be kept informed of upcoming inspections. Introducing unit 26 within 'Sunrise Residences', a beautiful home nestled within a tranquil community of 27 townhouses in the Merrimac neighborhood. Crafted with meticulous attention to detail and adorned with premium finishes, this home exudes a sense of spaciousness and light. Experience a lifestyle centered around family and minimal upkeep in this pristine gated community, it's also just a brief 15-minute drive from the beach. Highlights include timber accents, Caesarstone countertops, designer fixtures, and airy louvre windows. Spanning across two levels, this home offers generous proportions. Glass sliders seamlessly connect the bright lower-level living and dining areas to a suspended balcony overlooking parkland, ideal for alfresco living and entertaining. Alternatively, residents can enjoy the communal outdoor pavilion equipped with barbecue amenities and a sparkling pool. Key Features:-

- **Location:** Enjoy privacy and tranquility in a secure gated estate, with proximity to elite schools, amenities, and the nearest beach just a 15-minute drive away.
- **Shared Facilities:** Take advantage of the covered barbecue pavilion, inviting pool, communal car wash bay, and a covered back courtyard—all perfect for relaxation and entertaining.
- **Quality Finishes:** Revel in the modern interior featuring 40mm Caesarstone benchtops, chrome tapware, tile and carpeted flooring, pendant and recessed lighting.
- **Gourmet Kitchen:** Cook and entertain effortlessly in the well-appointed kitchen equipped with an island bench, stainless steel appliances including a four-burner ceramic cooktop, oven, rangehood, and dishwasher, plus an adjoining butler's pantry.
- **Outdoor Living:** Embrace indoor-outdoor living with floor-to-ceiling glass sliders leading to a covered alfresco area.
- **Master Suite:** Retreat to the spacious master bedroom with a walk-in robe and ensuite offering a walk-in shower, bath, vanity, and toilet.
- **Additional Bedrooms:** Two bedrooms are serviced by a main bathroom, with an extra ensuite featuring a walk-in shower, vanity, and toilet, plus a separate powder room on the ground floor.

Convenience Features: A laundry with sink and wall-hung dryer provides internal access to the double garage.

- **Comfort & Security:** Stay comfortable year-round with split-cycle air conditioning and ceiling fans in bedrooms and living areas. Roller blinds throughout ensure privacy. Benefit from a secure double lock-up garage, security gate, and intercom access.
- **Car Wash Bay:** Enjoy the convenience of a dedicated car wash bay at the front of the estate.

Please note that the advertising photos featured here may not directly depict Unit 26. These images are from an alternative photoshoot and should be understood with the following distinctions in mind:

- Unit 26 is laid out opposite to the orientation shown in the photos (e.g., kitchen on the right of the room instead of the left).
- Unit 26 is a mid-terrace property rather than an end-of-terrace.
- Unit 26 does not include a full-length window in the main living area opposite the stairs, nor does it have a window on the upstairs landing or study nook.

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. Michael's 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 M1 freeway offers straightforward access to both the Coolangatta airport and Brisbane within 20 and 45 minutes, respectively. Additionally, Broadbeach is only a 12-minute drive away. Disclaimer: In the preparation of this information, we have used our best endeavours to ensure that the information contained herein is true and accurate, and accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective tenants should make their own enquiries to verify any information contained herein