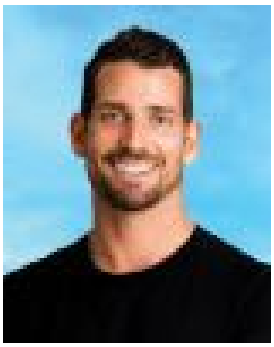
30 Yarraville Street, Robina, Qld 4226

House For Sale

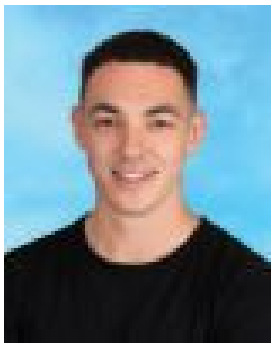
Saturday, 9 March 2024

30 Yarraville Street, Robina, Qld 4226

Bedrooms: 4 **Bathrooms: 2** **Parkings: 4** **Area: 802 m2** **Type: House**



Mitch Harrop
0448281114



Joe Walker
0432111975

Offers over $1,450,000

Welcome to this enchanting single-level home at 30 Yarraville Street, Robina, proudly presented by Joe Walker & Mitch Harrop. This home is perfectly nestled on over 800 sqm of land and bathed in the gentle morning glow of its east-facing orientation. A haven where modern living meets effortless elegance, there's nothing left to do but immerse yourself in its splendour.From the moment you enter, you'll be captivated by the seamless, open-plan flow that invites you to explore every corner. Every detail exudes luxury, from the high ceilings to the plantation shutters that invite abundant natural light.But the outdoor oasis truly steals the show, where entertainment becomes an art form. Picture yourself hosting gatherings in the heart of the home, complete with a built-in BBQ area, an inviting undercover deck, and a shimmering pool surrounded by glass fencing. And for those moments of quiet reflection, an additional covered outdoor sitting area awaits, paired with meticulously manicured gardens.Nestled on a family-friendly street, every essential is within reach, from the prestigious Bond University to the vibrant Robina Pavillion. With desirable schools nearby, this is more than a home—it's a lifestyle waiting to be embraced.Boasting Home Features Include: * Absolutely nothing to be done – a turnkey property ready for immediate occupancy * Expansive single-level east-facing home, set on over 800sqm of land * Private front yard, secured by a gate, with ample parking space for all your vehicles and toys* Grand foyer welcomes you into the home, setting a luxurious tone for the entire property * Spacious tiled open-plan living areas seamlessly connected to an undercover deck through stack-back doors * Decked undercover entertaining area featuring a built-in BBQ and designated built-in seating* East-facing sparkling pool enclosed with glass fencing and accompanied by a poolside deck, ideal for year-round entertaining * Formal living area enhanced by stunning plantation shutters, leading out to a secondary entertaining space* Gourmet kitchen boasts stone benchtops, an island bench, gas cooking facilities, ample storage, stainless steel appliances, and a butler's pantry* King-sized master suite complete with his and hers walk-in robes, a lux ensuite, and bi-fold plantation shutters opening to the outdoor entertaining area* Two additional spacious bedrooms, each equipped with double wardrobes and ceiling fans * Versatile fourth bedroom/home office offers external access to a covered deck* Luxurious master bathroom features a generous frameless shower, separate bath, and powder room* Full internal laundry conveniently located with external access to a drying courtyard* Low-maintenance AstroTurf yard includes side access and a garden shed for easy upkeep* Double lock-up garage with a store room and internal access, as well as additional off-street parking * Experience the modern comforts of LED lights, plantation shutters, ample storage, and 6 zone ducted air conditioning throughout* Includes 16-panel solar system promoting energy efficiency and reducing utility costsCouncil Rates: Approx. $1,350 bi-annuallyWater Rates: Approx. $600 per quarterBoasting Location Features Include: * Minutes walk to local parks with public transport close by* A short bike ride distance to Robina Shopping Village, Robina Common fields, Bond University, Lake Orr and Robina Pavilion* Short drive to the world-renowned golden sands of Burleigh Heads, Miami, Mermaid Beach and local schools for the little onesContact your local agents Mitch Harrop or Joe Walker today for more information!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. * denotes approximate measurements.