

# 312 Petrie Creek Rd, Rosemount, Qld 4560

## House For Sale

Friday, 14 June 2024



312 Petrie Creek Rd, Rosemount, Qld 4560

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 6512 m2**

**Type: House**



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## For Sale: mid \$2 mil

Enter House Realty welcomes you to luxury living at its finest. The residence at 312 Petrie Creek Road is an exquisitely renovated five-bedroom, three-bathroom home set on 1.6 acres nestled in the serenity of Rosemount. Upon entry, you're greeted by a grand foyer adorned with a custom feature stone wall, stylish chandelier hanging from high ceiling and an abundance of natural light. The elegant upper living area hosts three bedrooms featuring a gourmet kitchen with waterfall island, quality appliances and ample storage. The expansive open-plan dining and lounge/media room, complete with a cozy wood burning fireplace, lead to a generous balcony that offers priceless views of the serenity of the hills in the distance and overlooks the sparkling private pool & spa providing a quiet space to relax or perfect communal space for gathering together. The magnificent panoramas from the expansive master bedroom eliminate the requirement for additional artwork. The natural scenery visible from both windows emphasizes the prime location of this home. The downstairs area offers brilliant versatility with the possibility of dual living for catering to multiple generations and allowing for so many different options. 2 x well appointed bedrooms with built-in robes also boasting luxurious bathroom and separate laundry. With its luxurious renovations, this delightful retreat offers a unique opportunity to live your dream life in Rosemount - a desirable location for those looking to experience the best of both worlds: the tranquility of country living with the convenience of being close to urban centres and the stunning Sunshine Coast beaches.

**UPSTAIRS-** 2 x King-sized Bedrooms, 3rd used as Office- Sleek Modern En-suite - Opulent Living/Dining with a Home Theatre Experience, complete with an Electric Floor Rising Projector Screen- Large Balcony Overlooking Panoramic Views, Resort Style Pool and Spa- The Elegant Designer Kitchen features High-end Appliances, Premium Inclusions, an Island Stone Bench & Ample Storage- Elegant Main Bathroom with Luxurious Light-up Mirrors- Separate Toilet- Large Laundry with Stone benchtop, Lots of Storage and External Access- Ducted Air-Conditioning with Multi Zone with my-air function- Ceiling fans throughout- Double sided glass Wood Burning Fireplace with dual opening & Vintec Wine Fridge- High ceilings, premium finishes throughout

**DOWNSTAIRS:-** Two Bedrooms with Spacious Living Room, Separate Access that could be used as Accommodation for Family and Guests- Split System Air-conditioning- Remote Lock- Up Double Garage- Versatile, Well-designed Floor Plan, Good Separation- North Facing Entertaining Area Overlooking Gorgeous Inground Saltwater Pool with Private Spa and Rainforest Views- Impeccably Presented Inside & Out

**SUMMARY OF EXTRA FEATURES:-** Nestled on a Private 6,512m<sup>2</sup> (approx. 1.6 Acres) Block with Rainforest Surrounds- Town Water & Immaculately Landscaped Gardens- Separate Outdoor Kitchenette and Storage Space for New Pool Pump & Filter in the Pool Area- High Clearance Carport - Space for Caravan, Small Boat, Trailers or Various Vehicles- Multiple Indoor and Outdoor Living, Dining and Entertaining Areas- Electric Hot Water System- Outdoor Firepit and Barbeque Entertaining Area- Air Conditioned for Year-Round Comfort- A Superb Country Lifestyle with all the Benefits of Close-to-Town Living- Private Lush Aspects from Every Perspective within the Residence- Immense Established, Easy-care Gardens- An Elevated Aspect provides Wide Leafy Outlooks and an Abundance of Wildlife

**LOCATION BENEFITS:** Rosemount is one of the Sunshine Coast's hidden gems. The property's prime location is so close to everything you need, yet far enough away to experience the best of lifestyle acreage living. 312 Petrie Creek Rd is located:- approx. 20 min drive to Cooloolaba Beach- approx. 20 min drive to Mooloolaba Beach- approx. 20 min drive to Montville- approx. 15 min drive to Dulong Lookout (top of Nabour) overlooking the coast - only approx. 6 min drive to Maroochy River- approx. 15 min drive to Maroochy Plaza - approx. 15 min drive to Sunshine Coast Airport- approx. 45 min drive to Maleny- approx. 15 min to Bruce highway- only approx. 2 min drive to Extremely popular Rosemount Nursery- close to Excellent Schools with a School Bus Route Servicing Most Private and State Schools

For more information, to arrange in-person or virtual inspection or to make an offer please contact ANETA FULLER on 0430 706 881. Disclaimer: Whilst every care is taken in the preparation of the information contained in this marketing, no legal responsibility can be accepted by Enter House Realty or any loss or damage resulting from the content or the use of this information. Prospective buyers should make their own enquiries to satisfy themselves as to its accuracy. Any photographs show only certain parts of the property as it appeared at the time they were taken. Areas, amounts, measurements, distances and all other numerical information is approximate only.