

**315 Ashmore Road, Benowa, QLD, 4217**

**Sold House**

Wednesday, 26 July 2023

Harcourt's Coastal  
Real Estate

315 Ashmore Road, Benowa, QLD, 4217

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Type: House**



Dax Roep

## Unique character Home on 1,209m2 - Walk to Benowa Schools

Trish Walls and Dax Roep have the exclusive privilege to offer to the market 317 Ashmore Road, Benowa. Immaculately presented and fastidiously maintained by the same owner for nearly 30 years, this beautiful split-level home is situated on a very large 1,209 sqm block and boasts 3 bedrooms, a loft study, 2 bathrooms and a detached triple carport with storage.

As you step inside, you will be greeted by a light-filled and airy living space with soaring raked ceilings that is perfect for relaxing and entertaining. The open plan living flows seamlessly onto a large covered outdoor entertaining area with bar, where you can enjoy the beautiful Queensland weather all year round and enjoy hours of enjoyment with your family and guests.

- Oversized, hard to find 1,209m2 allotment
- 3 bedrooms and 2 bathrooms plus loft office/storage.
- Spacious and open plan design with high raked ceilings
- Undercover parking for 3 cars and workshop
- Additional off-street parking for your boat, trailer, jet-ski etc
- Elevated position, north-easterly Surfers Paradise skyline glimpses
- Immaculate condition and presentation throughout; renovated kitchen & bathroom
- Picture-perfect landscaping, feature ponds, endless room for a pool & kids play
- Huge all-weather entertaining deck with bar to entertain family and friends
- Future underlying redevelopment potential
- Highly regarded location within Benowa on the central Gold Coast - making it the perfect family home.

Often referred to as the centre of the Gold Coast, Benowa encompasses the newer waterfront estate of Benowa Waters and the Royal Pines Resort and is bounded by Southport to the North, Bundall to the East and Carrara to the South.

Notable attributes within walking distance include the Pindara Private Hospital and associated medical facilities, renowned primary and secondary schools, the Gold Coast Botanical Gardens, Shopping Centres (including Benowa Village & Benowa Gardens) and numerous parks/sporting grounds. The suburb also benefits from quick and easy access to the Southport, Surfers Paradise and Bundall CBD's and major arterial roads including the M1 Pacific Motorway and Bermuda Street. Other facilities within close driving distance include the Home of the Arts (HOTA), Gold Coast Turf Club, Heritage Bank AFL Stadium, Golf Courses, Emerald Lakes and the Nerang River.

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