

32 Forrest Avenue, Molendinar, QLD, 4214

Sold House

Tuesday, 18 April 2023

LUCENT
PROPERTY AGENTS

32 Forrest Avenue, Molendinar, QLD, 4214

Bedrooms: 6

Bathrooms: 2

Parkings: 3

Type: House



Ivan Sarakula



Alex Ragenovich
1300599528

6 Bed, Dual Living Home With DA Approval for Land Subdivision

A superb lifestyle of fun, flexibility and poolside entertaining lies ahead with this six-bedroom, multi-level family residence offering magnificent proportion and a generous floorplan with plans and permits for land subdivision and proposal for a second dwelling on an impressive 1,274m² (approx.) parcel of land. [View](#)

Move in and enjoy now whilst you personalise to your own specifications with the ability for self-contained ground floor accommodations presenting a viable option for multi-generational living or work from home consulting comprising a separate living and kitchen space complemented by a robed bedroom and laundry with WC. Upstairs the second level offers an abundance of accommodations featuring five bedrooms including king-sized master suite, two bathrooms, a neat kitchen comprising timber cabinetry, plenty of storage, bench space and stainless steel appliances. An expansive wrap-around balcony creates an effortless transition to the elevated outdoors, providing ample space for your morning coffee or evening wine with friends. Other notable features include split system air conditioner, ceiling fans, garage and plenty of off-street parking.

The large parcel of land currently offers an inground pool, alfresco pergola with built-in bar and plenty of space for the kids and pets to play, providing a perfect opportunity to revel in the spacious lawns and secure gardens. Alternatively, Council approved plans and permits are provided for a separate land parcel on the property. Live in the current residence whilst you await your contemporary family villa (subject to council approval). The option of a rental income for the existing home upon completion, would assure financial rewards for the savvy buyer for years to come.

Positioned within moments of quality educational options, including Trinity Lutheran, Benowa State High and Emmanuel College, with Griffith University, Gold Coast University Hospital, iconic beaches, light rail and the M1 only a short distance away.