

# 33 Portobello Drive, Mermaid Waters, Qld 4218

— **Coastal**

## House For Sale

Friday, 17 May 2024

33 Portobello Drive, Mermaid Waters, Qld 4218

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 779 m2**

**Type: House**



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## Auction

Come home to fresh and light-filled comfort in this stylish single level sanctuary. Positioned in the prestigious and gated Paradise Quays estate on a secure 779m<sup>2</sup> block, abundant sunshine and vaulted ceilings accentuate the timeless interiors. Functionality is paramount too, with the spacious kitchen uniting with an open plan living and dining area, culminating in a family-friendly hub for cooking, eating and relaxing. Alternatively, enjoy the expansive formal lounge and dining area that opens to an alfresco terrace via French doors, as well as four generously sized bedrooms, the master suite features a walk-in robe and ensuite, the guest room features an ensuite. Outside, a sun-soaked pool with heat pump takes centre stage, promising an endless summer. Travertine paving adds a touch of luxury, flowing through to enrich the covered patio that's ideal for easy entertaining. Factor in the full fencing, tropical gardens and thriving fruit trees and you've got the perfect secluded and serene alfresco escape. Situated in a sought-after neighbourhood just 4km from the bustling Nobby Beach cuisine scene and its golden coastline, it's also an easy drive to Pacific Fair, Star Casino and the delights of Broadbeach. Q Super Centre, Pizzey Park and numerous schools are close, too, making this an ideal location for families. Experience the charm, comfort and convenience first-hand - inspect today!

**Property Specifications:**

- Sprawling single level sanctuary promising stylish comfort
- Fenced 779m<sup>2</sup> block within the prestigious and gated Paradise Quays estate
- Timeless interiors illuminated in natural light, enhanced by vaulted ceilings
- Spacious kitchen with a surplus of storage, stone benchtops and stainless steel appliances
- Open plan living and meals area adjoins the kitchen, creating a functional, family-friendly space
- Expansive formal lounge and dining room opens to the alfresco terrace via French doors
- Four generously sized bedrooms, including a master suite with walk-in robe and ensuite, guest room features an ensuite
- Main bathroom with a separate toilet
- Insulated alfresco entertaining patio enriched with Travertine tiling
- Fully tiled swimming pool also trimmed with Travertine tiles, includes a heat pump for year-round swimming
- Auto irrigated tropical gardens, plus paw paw fruit, lemons and a pomegranate tree
- Spacious laundry with external access
- Double garage plus parking for two vehicles off-street
- 6.6 kW solar
- Double glazed windows, ceiling fans and three air-conditioning units
- Plenty of storage throughout
- Close proximity to Q Super Centre, Pizzey Park and numerous schools
- Approx. 4km from bustling Nobby's Beach cafes, restaurants and beaches
- Approx. 4.5km from Pacific Fair, Star Casino and vibrant Broadbeach

**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. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.