

**38 Moondani Drive, Gilston, Qld 4211**



**Sold House**

Wednesday, 20 December 2023

**38 Moondani Drive, Gilston, Qld 4211**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Viviane Madrieux

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## Contact agent

Welcome to 38 Moondani Drive, Gilston. Set on a generous 758 m<sup>2</sup> block in this sought after, family friendly enclave, this contemporary home offers the ideal lifestyle choice for any buyer looking for an affordable, well located, move-in ready home. This contemporary split-level brick and tile home with dual street access enjoys a spacious elevated corner location, with plenty of added room for parking your caravan, boat or trailer. Envision the liberty to embark on thrilling adventures with confidence, secure in the knowledge that your vehicle is parked safely at home. Upon entering the property, you'll immediately appreciate the warm and welcoming entrance way, featuring two of the four bedrooms on the left side-ideal for families seeking ample space and comfort for their loved ones. The kitchen boasts a range of stainless steel appliances, complemented by a central island and elegant stone countertops. The open-plan lounge area offers a warm and inviting atmosphere, with the added benefit of a separate rumpus / media room and air-conditioning to maximise the enjoyment and comfort of this residence. Discover the utmost in comfort as you step into the master bedroom, complete with a private newly renovated and modern ensuite. The expansive, fully fenced rear garden is an ideal outdoor haven, perfect for entertaining and offering a secure play area for both children and pets. Nestled in a lush bushland setting, Gilston offers a serene lifestyle with urban convenience, making it an attractive choice for families, first-time homebuyers, and retirees. Located just a 5-minute drive from Gilston school and Nerang town center, it also provides easy access to the M1 motorway (6 minutes) for a swift commute to Brisbane. The charming Mudgeeraba village is a mere 15 minutes away. Additionally, the stunning Gold Coast beaches are reachable in just 20 minutes from Gilston. Notable features of this property include:

- Inviting entrance hallway
- Separated rumpus/dining area
- Master bedroom featuring a private ensuite and a walk-in robe
- Newly renovated bathrooms
- Three additional bedrooms, all equipped with built-in mirrored wardrobes
- Eight security screens for peace of mind
- Ceiling fans & Air-conditioning
- Window blinds thoughtfully included
- Covered entertainment area with a ceiling fan for added comfort
- Fully fenced spacious garden offering bushland and mountain views
- A double garage with remote control and internal access
- Additional parking area for your caravan, boat or trailer.
- Efficient gas hot water system
- Council rates \$1,069.80 p.a (approx)
- Water Rates \$964.47 p.a (approx)
- Rental Appraisal \$940 - \$980 per week (approx depending on market & season)

Seize the chance to transform this remarkable family sanctuary into your new home. Get in touch today to request your Diligence Pack by submitting an inquiry or contacting Viviane Madrieux at 0432 768 437. Your dream home awaits! Disclaimer: We've taken every care to ensure the accuracy of this information, but we assume no liability for any errors, omissions, inaccuracies, or misstatements that may occur. The photographs display only certain parts of the property as they appeared at the time of capture. All numerical information, including areas, measurements, distances, and other details, is approximate. We encourage potential buyers to conduct their own inspections, inquiries, and seek independent legal advice before entering into a contract of sale, to confirm that all property details are correct and meet their needs.