

# 39 Coalstoun Crossing, Waterford, Qld 4133

RODWELL REALTY

## Sold House

Tuesday, 12 March 2024

39 Coalstoun Crossing, Waterford, Qld 4133

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 698 m2

Type: House



Kylie Rodwell

**\$865,000**

Yes, it is possible to get a caravan or trailer in this backyard, plus there is even space at the front of the home to park up out of the way of the garage. Step in and embrace the epitome of contemporary living in this exquisite 4-bedroom, 2-bathroom masterpiece. Nestled on a sprawling 698m<sup>2</sup> corner block, this pristine rendered home is a testament to elegance, style, and absolute comfort. With ducted air conditioning, your home will always be the perfect temperature, ensuring every moment is as comfortable as it is luxurious. The plantation shutters add a touch of sophistication whilst they provide absolute privacy. - large entry with solid timber double doors - 4 bedrooms - master bedroom with walk-in-robe - ensuite with double vanity & separate toilet - galley kitchen with breakfast bar, dishwasher, 900mm stove & step-in pantry, double fridge space, plumbed water for the fridge - multiple living spaces, 3 TV points - separate lounge / media room - main bathroom with shower & bathtub - powder room - large laundry - great size walk-in-linen cupboard - covered & tiled alfresco outdoor entertainment area - double lock-up garage with internal access - garage is insulated - crimsafe doors - security cameras & alarm - NBN connected - solar power - gas hot water - skylight - garden shed - poly rainwater tank, for garden or top up your pool! - termite protection in place - fully fenced - parkland just a few hundred meters away - close to quality schools, shops & all essential amenities The open plan living area flows out seamlessly to the outdoor entertainment space where you can sip your morning coffee admiring the serene beauty of the parklands from the comfort of your home. The corner block provides unobstructed views. If you desire a pool, there is plenty of room to drop one in. This spacious yard provides for an effortless installation. This home has been meticulously maintained by its sole owner. This home is in immaculate condition, ensuring your move-in experience is as seamless as it is delightful. Secure your future in this low maintenance home and live the life you always dreamed of! Call exclusive marketing agent, Kylie Rodwell at Rodwell Realty on 0410 310 473 for more information or an inspection.