

4 Haddon Court, Carrara, Qld 4211

WELCOME CHANGE *realty*

House For Sale

Saturday, 4 May 2024

4 Haddon Court, Carrara, Qld 4211

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 702 m2

Type: House



Robyn Wigmore



Stewart McLeish
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\$1,100,000+

PLEASE NOTE THAT OFFERS CLOSE 9.00AM, THURSDAY, MAY 9TH Nestled on a large block in a tranquil cul-de-sac in sought after 'Boonooroo Park', this single level brick and tile residence is a perfect blend of comfort and convenience. The home has been thoughtfully updated to offer modern living at its finest, featuring four bedrooms and two beautifully renovated bathrooms. The heart of the home is the stunningly renovated kitchen, equipped with top-of-the-line appliances and finishes. It opens up to two spacious living areas, making it an ideal setting for family gatherings. Additionally, the property boasts a sparkling inground pool and a newly enhanced outdoor entertainment area with an insulated flyover roof, perfect for enjoying the Queensland weather year-round. Set on a usable, fully fenced 702 sqm block, there is ample space for children and pets to play safely. The property is super low maintenance with established gardens that complement its overall aesthetic appeal. Elevated to catch the gentle breezes and offering a lovely outlook to the green hills, this home not only provides a beautiful living space but also exudes a relaxing and welcoming atmosphere, making it an ideal sanctuary for family and friends. Location is key, and this home is beautifully positioned close to parks, public transport, shops and the stadium and within quick, easy access to the M1 Motorway. Carrara is a wonderful place to live on the Gold Coast; a quiet, leafy suburb conveniently positioned between the M1 and the beach. With so many popular schools, golf courses, markets, sporting facilities and parks on your doorstep, living in Carrara combines the convenience of urban living with the benefits of a relaxed, suburban lifestyle. Major Gold Coast attractions like Broadbeach, Surfers Paradise and the theme parks, are all located within a short driving distance. Features include, but not limited to:- Single level home in quiet leafy cul-de-sac- 702 sqm usable block, grassy yard for kids and pets, garden shed - Elevated for natural breezes and flow through ventilation- New tiles throughout - super forgiving - don't show the dirt! - Four bedrooms - all with ceiling fans- Two separate living rooms, flowing to the huge outdoor living space - Renovated kitchen with near new appliances, huge benchtop, lots of storage- Tastefully renovated ensuite and main bathroom - Drive through tandem secure carport with automatic roller door - Sparkling inground pool - Large outdoor entertaining - new insulated flyover roof- Parking pad protected by shade sail at front - ideal for car, pop top, trailer or boat - Crimsafe and security screens- Solar hot water - roof recently repainted- Outdoor Blinds and window tinting for privacy and sun protection - Council Rates: Approx. \$1,138 per 6 months- Rental Appraisal: Approx. \$950 - \$1,050 per week Fantastic, Central Location:- Boonooroo Park Shops - fast food, 7-Eleven, restaurants, bottle shop, hairdresser; 3 minutes drive.- Carrara Markets - one of the largest markets on the G.C., offering fresh produce, crafts, plants and clothing; 7 minutes drive.- Robina Town Centre - large shopping mall with a wide range of stores, eateries, and entertainment options; 12 minutes drive.- Pacific Fair Shopping Centre - major retail hub with high-end stores, cinemas, and a variety of dining choices; 14 minutes drive.- Emmanuel College - well regarded private school offering a comprehensive education from early learning to Year 12 (including Josiah College); 4 minutes drive.- Merrimac State High School - public secondary school known for its strong academic and sports programs; 13 minutes drive.- St. Vincent's Primary School - a popular Catholic primary school with a focus on community and learning; 11 minutes drive.- Emerald Lakes Golf Club - picturesque golf course with excellent facilities and dining options; 6 minutes drive.- Boonooroo Park - ideal for family picnics, playgrounds & walking trails; 5 minutes walk.- Broadbeach Park - offers beachfront access, picnic areas, and sports facilities; 18 minutes drive.- People First (Formerly Metricon) Stadium - home to major AFL games and other sporting events, concerts, and functions; 7 minutes drive.- Carrara Indoor Sports Complex - various indoor sports & community events; 8 minutes drive.- The Gold Coast Botanic Gardens - leisurely walks, picnics & nature appreciation; 15 minutes drive.- Broadbeach; beach, shops, Surf Club, Convention Centre; 18 minutes drive. Disclaimer: While care has been taken in the preparation of this information, the particulars are set out as a general guide only. All plans and models are illustrative only. All interested parties should make their own enquiries. This is representative as a guide only and does not constitute an offer of a contract. Everyone who visits our open homes will need to check in through our Welcome Change Realty QR code. Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.