

# 4 Lillywood Circuit, Molendinar, Qld 4214



## Sold House

Wednesday, 6 March 2024

4 Lillywood Circuit, Molendinar, Qld 4214

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 695 m2

Type: House



Charl Louw  
0755788800

**\$1,220,000**

Family All Rounder in Crestwood Heights! \*\*EOI Closing 18/03/2024 @7pm via link provided by agent\*\* Offering more than the average, it is no surprise then when you walk into this lovely home that the boxes you want to be ticked in your search for a home, have just been met! Situated close to plenty of local amenities, and within earshot of some of the best private schools the GC has to offer, minutes from the M1 with access North and South, along with the best access to Ashmore, Southport and Main Beach this location is extremely convenient! With parks, pathways, Bikeways, sports fields in close proximity of the bus routes, location aside, this one ticks all the boxes. For all those families looking to relocate close to schools and enjoy a good family environment with quiet streets all round, this one is not to be missed. Block size - 695 sqm Total under roof area - 263 sqm On Offer: Master bedroom with ensuite, walk-in Robe, Air Con and ceiling fan. Bedrooms 2, 3 & 4 with built-ins and ceiling fans. 5th room/ Study/ Rumpus Room Main bathroom with Spa bath, Shower and separate toilet. Multiple living areas, including dining, formal lounge, a second lounge off kitchen dining area, and large outdoor entertainment area x2 Kitchen with multiple benches and overlooking the entertainment areas and pool. DLU auto lock up garage. Garden shed/workshop. Well established garden. Security screens throughout. Inside: Six x 60-inch ceiling fans installed in the last 2 years. Installed two glass door wardrobes in two bedrooms last May. Installed five Daikin air - conditioners throughout house last May. 12 extra power points. Installed all wool, wall to wall carpet in four front rooms November 2022. Outside: 10-kilowatt solar system installed less than two years ago. Recently restored, repointed and repainted roof. Install 3 new roof ventilation fans (whirly gigs). Pool - installed new ECO pump, new chlorinator, new sand filter plus Dolphin Pool Robot. New Stratco entertainment area with a hundred mm of insulated Cooldek + Included roof fan and lights, all under 12 months old. New concrete laid before Stratco entertainment area was built - Under 12 months ago. Pool glass fence all brand new. Installed new garden shed at rear of house within last 12 months. Molendinar is considered a safe and convenient suburb situated within close proximity to Southport and the Broadwater, only 10kms from the heart of Central Gold Coast and less than 5 min drive to Gold Coast Hospital and the Gold Coast University. Schools Well set up for both private schools - Trinity Lutheran College and Aquinas College - and plenty of State school facilities to choose from. Shopping Ashmore City including, Drakes, Medical Centre, Post Office and a range of cafes and general retail outlets. Adli and Bunnings is also within close proximity. Parks YOUR PARK is a hidden gem in the middle of Molendinar backing onto the local Community Centre with large pathways winding through it and includes a half basketball court and AFL posts. \*\*\*\*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. We have in preparing this information used our best endeavors 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. \*denotes approximate