

# 4 Reid Court, Carrara, Qld 4211

## Sold House

Tuesday, 9 April 2024

4 Reid Court, Carrara, Qld 4211

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 648 m2**

**Type: House**



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**\$1,900,000**

This stunning family residence is located just 400 meters from Main River and comes with a private pontoon. Enjoy the cool breezes and take in the fantastic views, all while residing in a peaceful cul-de-sac with friendly neighbours. The property boasts a magnificent pool, modern kitchen, and ample entertaining spaces, making daily living effortless and enjoyable. With an unbeatable location, it is the perfect place to call home. Some of the notable features are:- Infinity edge pool on the waterfront with LED lighting- Pontoon (for approx 30ft boat)- Boat ramp- The areas and master bedroom run the length of the home allowing the breeze year round- Beautiful and private entertaining decks, alfresco and living flow seamlessly- Long water views down the canal - Well appointed kitchen with; Smeg appliances, Fisher & Paykel dual drawer dishwasher, gorgeous stone breakfast bar, walk in pantry and generous storage throughout- Fully tiled main family/living room from the waterfront to the front courtyard- Polished timber floors to the Lounge/Dining room- Oversized Master Suite with private balcony, walk in robe and ensuite- Split system air-conditioners throughout- Double secure carport plus single carport ideal for small car, trailer, or bikes- Fully fenced yards, safe for pets and children- Handy workshop with workbench- Intercom system linked to gatehouse - Security alarm system - Irrigation system to mature gardens - 2,500 litre water tank - 16 x Solar panels - Solar hot water system - French door Fridge/Freezer - Fisher & Paykel twin drawer dishwasher - Zip hydro tap- Dolphin robotic pool cleaner \*Note; the sellers converted the fourth bedroom to an open office. They are willing to reinstate this room to back to a bedroom by settlement if that is what the buyer wishes. Additionally, a long settlement would be considered by the sellers (70-90 days).Financials:GC Council Rates: \$1,821.18 (half year)Water Rates: \$376.66 (quarterly)Projected rental income: \$1,500 to \$1,600pwkCARRARA:Carrara is located between Nerang and Broadbeach Waters, south of the Nerang River. Carrara is a long-established area of the central Gold Coast with much historical significance. While many of the homes in Carrara are not waterfront, it is also the home of multi-million dollar acreage and riverfront lifestyle of Maryland Avenue, Lakeview Drive, Nerang Broadbeach Road and Riverbend Avenue. Just a few minutes to the well known Carrara markets and the Carrara stadium with the billion dollar Emerald Lakes development providing residents with 11 kms of pleasant walking tracks around a 37 hectare waterway and parkland. It is a very central location with the Pacific Highway accessed easily via the Nerang North exit and to Broadbeach with the shops, beach, casino, restaurants, cafes, clubs and bars only a 7 to 10 minute drive. Carrara lets you enjoy all the excitement of the Gold Coast with the theme parks on the Gold Coast corridor only 20 minutes drive north and a choice of 13 international golf courses and additional public courses in the vicinity. RIVERPARK: Riverpark Estate: With this 350 home river estate being developed in the 1980's along the Main River, boat lovers will like the bridge free access and deep water moorings. The estate has a village feel and friendly neighbours, so an easy lifestyle is assured. Walk to Emmanuel College and Josiah College Walk to Carrara Markets, Woolworths Shopping Centre, Carrara Stadium, KDV Sporting Complex, Emerald Lakes Golf Course and Club, Royal Pines Resort, Double Barrel Restaurant and Andrew Baidons Superfish Swim Centre Drive to Pacific Fair, Broadbeach, Star Casino and the beach within 10-12 minutes Drive to Robina Town Centre in 15 minutes Disclaimer: 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.