

42 Fairsky Avenue, Mermaid Waters, Qld 4218

— **Coastal**

House For Sale

Wednesday, 1 May 2024

42 Fairsky Avenue, Mermaid Waters, Qld 4218

Bedrooms: 5

Bathrooms: 4

Parkings: 4

Area: 613 m2

Type: House



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Auction

Invest in your future happiness and financial freedom with a fresh, bright, crisp white dual-living residence. Nestled on a 613m² block behind a bespoke aluminium balustrade fence, the lower level main residence boasts a contemporary Hampton's kitchen. Separate living and dining zones are complemented by a cosy media room with electric fireplace, Master bedroom with ensuite and private access opening onto the outdoor entertaining area, while two modern bathrooms service two other spacious bedrooms. Outdoors, entertain in style outside under the motorised operable pergola, watch kids and pets play in the grassed yard or take full advantage of the pool that glistens in the northern sunshine. There's even a handy shallow section for kids and an external bathroom (which equals no wet feet traipsing through the home!) Upstairs is dedicated to a separately accessed and fully self-contained two bedroom, one bathroom home. Equipped with a kitchen, lounge room, European laundry and a balcony with pool views, it presents an excellent income stream to offset your mortgage. Positioned in a family-friendly and leafy cul-de-sac, not only can you walk to lakeside parks, public transport and Mermaid Waters Shopping Village, but you're less than 2km from the beach. Sports lovers will relish the proximity to Pizzey Park, or if shopping is more your style, Pacific Fair calls for you in 2.5km. All levels of education are covered within a 3.5km radius, plus you're spoilt for choice with the vibrant Nobby Beach and Broadbeach entertainment, shopping and dining precincts within the same distance. Don't miss your chance to secure a modern haven with lucrative potential. Inspect today!

Property Specifications:

- Fresh, bright and crisp white two-storey home with enviable dual living
- 613m² block with a bespoke aluminium balustrade fence
- Hampton's kitchen enhanced with 2pac shaker profile cabinetry, brushed gold fixtures, feature tile splashback, stainless steel appliances, Farmhouse sink and abundant storage
- Separate living and dining zones, with a skylight over the meals area
- Media room with cosy electric fireplace and black-out blinds
- Master bedroom with ensuite, private access opening onto the outdoor entertaining area
- Two other bedrooms with built-in robes serviced by two modern bathrooms
- Self-contained 2-bed, 1-bath dual living upstairs includes separate entry, kitchen, lounge room, air-conditioning, ceiling fans, European laundry and balcony with pool views
- Dual living currently leased - ideal income stream to offset your mortgage
- Expansive entertaining terrace with a motorised operable pergola
- North-facing pool includes a separate child-friendly section
- Fully fenced front and rear grassed yards for play
- Tiled outdoor bathroom
- Separate laundry with side access
- Mudroom off garage
- Double lock up garage, New carport and front porch
- Reverse cycle air conditioning and sheer curtains
- Crimsafe screens and CCTV
- Walk to lakeside parks, public transport and Mermaid Waters Shopping Village
- Under 2km to Miami State Primary and 60ha sports haven, Pizzey Park
- 2.5km to upscale Pacific Fair, 3km to Miami High, 3.5km to Bond University (approx.)
- 3.5km to Nobby Beach or Broadbeach entertainment, shopping and dining precinct (approx.)

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.