

# 44 Rudder Close, Clifton Beach, Qld 4879

## House For Sale

Tuesday, 16 January 2024



44 Rudder Close, Clifton Beach, Qld 4879

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 761 m2

Type: House



Megs Walker



Tegan Rees

0431063458

## Now Selling

Showcasing an incredibly open layout with a focus on light, generous proportions and space, life in this home revolves around a central living area. With a commanding street presence along a private enclave of homes, the modern facade is a sneak preview of the magnificence inside, where the interior seamlessly integrates with the outdoors for a wonderful beachside lifestyle. Privacy is assured with no through traffic, a very considerate and quiet neighbourhood ensuring peaceful and tranquil living. Architecturally designed for the tropics, capturing fantastic sea breezes year round, and flooded with natural light, this home is the epitome of Far North living. - Set on a 761m<sup>2</sup> block only 700m from the beach- Direct access to beach through a private path via a billabong- Crisp neutral color palette with LED lighting throughout- Two expansive and defined living areas, finished with glass louvres- Galley style kitchen with electric cooktop and premium appliances- Bright master retreat with stunning ensuite and built in wardrobe- Modern main bathroom complete with spa bath- Generous guest bedrooms all complete with built in wardrobes - Stunning resort style swimming pool surrounded by manicured gardens- Large outdoor entertaining area overlooking lush established landscaping- Double, automatic garage plus sizeable workshop with access to yard and internal access to the home- Convenient location near Clifton Beach Shopping Centre, JCU and public transport

**DISCLAIMER**All information provided has been obtained from sources we believe to be accurate. However, we cannot guarantee the information is accurate and accept no liability for errors or omissions, (including but not limited to a property's land size, floor plans and size, building age and condition).Interested parties should make their own enquiries and obtain their own legal advice.