

5 Rangeview Court, Burleigh Waters, Qld 4220



House For Sale

Tuesday, 23 January 2024

5 Rangeview Court, Burleigh Waters, Qld 4220

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 693 m2

Type: House



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Offers over \$1,195,000

This is an exciting opportunity to secure a quality residence designed for the family who enjoys a sense of a comfortable relaxing and private lifestyle. Nestled in a quiet cul-de-sac, this updated home is a rare gem that checks all the boxes and is in close proximity to the famous Burleigh Beach and Gold Coast Hinterland. Situated on a spacious, flat, and sunny block, this delightful family home offers a fully gated and private front yard for the kids or pets to play with added security. The spacious open plan living, dining, and kitchen area creates a warm and inviting atmosphere, great for gatherings. With four bedrooms, including a master with a walk-in robe and ensuite, and three additional bedrooms, two with built-in robes, there's ample space for the whole family. Entertain guests in style with the alfresco undercover entertaining area that opens onto a large in-ground pool, perfect for those sunny days with views from the kitchen and living areas to keep an eye on the kids. There is exceptional parking providing ample space for the extra cars and toys and includes a double internal garage with UV epoxy coated flooring offering a contemporary touch, with the 4th bedroom/study and a large laundry with lots of storage off this amazing space. This phenomenal area with a lovely pool and patio outlook, could be an exceptional granny flat or studio conversion. There is also highly sought-after, extra undercover parking with enough room for 4-5 extra cars parks, so much room for boats and trailers, making this property, perfect for outdoor enthusiasts. Additional features include a 2-pac kitchen with Caesar stone benchtop, mirrored splashback and F&P appliances including a pyrolytic self-cleaning oven and two drawer dishwasher, two fully renovated bathrooms with floor to ceiling Italian tiles, floating cabinetry and semi-framed shower screens coated with Ezicleen surface protection, ample linen and storage cupboards throughout, a huge garage shed, solar power and hot water, an electric gate making it great for the kids to ride their bikes or playing basketball etc. Two split cycle air conditioning units and ceiling fans throughout provide comfort all year-round. Currently rented at \$1,050 a week, this property comes with fantastic tenants who really do look after this home so well and would love to stay on. The lease is set to finish soon, but they are willing to extend for a few more months or ideally sign up for another year. Featuring : 693m² Flat Block Outstanding 1 level family home Modern and updated with a great layout. Separate foyer entry with large timber panelled glass entry door and Crimsafe security door 3 amazing bedrooms with a 4th bedroom or study off the garage 2 fully renovated bathrooms 3-in-1 heater, light, and exhaust fans Renovated kitchen with stone bench and lovely pool outlook Built in pyrolytic electric fan-forced self-cleaning oven Induction cooktop with SmartZone Pull-out rangehood Two-drawer dishwasher Plumbing and space for a large fridge Open plan living dining and kitchen with great light Tiled throughout and carpet in 3 bedrooms. Ceiling Fans throughout in living areas and all bedrooms 2 x split cycle air conditioners. Sparkling inground Salt Water Pool recently renovated with pebble coating. Pool equipment with Eco-Friendly filter Large under covered Patio Exceptional grassed front and back yard with lush Empire Zoysia and tropical palms Solar power 18 x 185 watt with 5kW inverter, Solar hot water system 2 x panel 320L Security screens throughout Exterior sensor lights Wired smoke alarms Private fully fenced back and front yards. Quiet cul-de-sac location in the lovely Treetops Estate. Close to Marymount College, Caningeraba State School, Stockland's and Treetops shopping centres or Robina Town Centre. This house is in an ideal location and not far from the famous Bureigh Beach or James Street bustling hub. Approximate outgoings: • Rates: \$2,418 per year • Water: \$383 per quarter So, if you are an owner occupier looking for your family dream or an investor this home won't last. Don't miss out on this incredible opportunity - join us at the first open home and make this dream family home yours! First Viewing- Open home Saturday 10am till 10.30am Interstate Buyer's- Make Burleigh Your Next Destination Discover Burleigh: Welcome to Burleigh Heads, the crown jewel of the Gold Coast, and the perfect destination for those seeking a vibrant and coastal lifestyle. This picturesque suburb is a haven for those who appreciate the perfect blend of beachside living, cultural richness, and natural beauty. Whether you're considering a move or looking for a holiday retreat, here's why Burleigh Heads is the prime location for interstate buyers: Beachside Bliss: Nestled along the iconic Gold Coast shoreline, Burleigh Heads boasts some of the most pristine and world-renowned beaches. Enjoy your mornings with a sunrise stroll along the golden sands of Burleigh Beach or catch a wave in the crystal-clear waters. Surfers, sunbathers, and nature enthusiasts alike find solace in the beauty of this coastal gem. Boutique Lifestyle Hub: Burleigh Heads offers a unique blend of boutique shopping, eclectic cafes, and renowned restaurants along James Street. Immerse yourself in a vibrant cultural scene with local artisans, fashion boutiques, and eateries that showcase the region's culinary diversity. From sunrise coffees to sunset cocktails, James Street is the heartbeat of Burleigh's social scene. Nature's Playground: For those who love the outdoors, Burleigh Heads National Park provides a stunning backdrop for bushwalking, picnics, and wildlife spotting. The scenic Tumgun Lookout

offers panoramic views of the coastline, making it a perfect spot for relaxation and Instagram-worthy moments. The area is dotted with lush parks, making it an ideal destination for families and nature lovers.

Family-Friendly Community: Burleigh Heads is renowned for its family-friendly atmosphere. The suburb is home to excellent schools, including Burleigh Heads State School, Caningeraba State School, Marymount Catholic Primary School ensuring quality education for the younger members of your family. With numerous parks, playgrounds, and community events, the area fosters a sense of belonging and community spirit.

Health and Wellness Hub: Embrace a healthy and active lifestyle in Burleigh Heads. The suburb is dotted with yoga studios, fitness centres, and health-focused cafes, catering to those who prioritize well-being. Join a beachfront yoga class or explore the numerous walking and cycling paths to stay active while surrounded by stunning coastal views.

Prime Real Estate: Investing in Burleigh Heads means securing a slice of paradise. The suburb's real estate is highly sought after, offering a mix of modern apartments, beachfront homes, and family-friendly residences. The prime location, combined with the potential for capital growth, makes Burleigh Heads an attractive choice for interstate buyers looking for a sound investment.

Convenient Connectivity: Situated just a short drive from Gold Coast Airport, Burleigh Heads provides easy access for interstate travel. The Pacific Motorway ensures a seamless connection to major cities, making it a convenient location for those who need to balance a coastal lifestyle with occasional travel.

Discover the unparalleled charm and lifestyle that Burleigh Heads has to offer. Whether you're drawn to the surf, the vibrant culture, or the sense of community, Burleigh Heads welcomes you to experience the best of the Gold Coast. Your coastal dream home awaits in this thriving and picturesque locale