

# 6/1 Raptor Place, Pelican Waters, Qld 4551



## Sold House

Monday, 14 August 2023

6/1 Raptor Place, Pelican Waters, Qld 4551

Bedrooms: 4

Bathrooms: 3

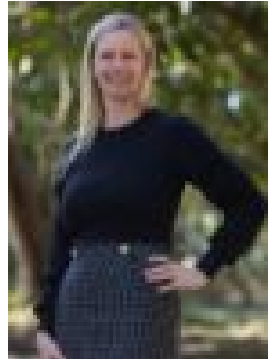
Parkings: 3

Area: 1085 m2

Type: House



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**\$3,200,000**

This stunning waterfront residence is situated in a private gated complex of 11 luxurious homes, each of which offers seclusion and enclosed by a security gate, ensuring the privacy of its residents. Located in Pelican Waters most exclusive setting, these spectacular homes are surrounded by water, creating a tranquil and serene environment. One of the unique features of Raptor Place is that there are no adjacent homes, which further enhances the exclusivity and privacy of the location. With beautiful landscaping and extensive gardens, it offers a stunning backdrop to each home and number 6 Raptor Place benefits from natural eastern sea breezes straight off the ocean. This delightful home features four bedrooms, each with its own unique charm and style. The first floor master retreat is a true highlight of the home, with a large balcony overlooking the water and providing impressive far reaching views of the surrounding area. The floors throughout the home are adorned with gorgeous porcelain tiles and plush new carpeting, ensuring a luxurious and comfortable living experience. Whether you are preparing a meal, enjoying a drink with friends, or simply enjoying the view, the open-plan kitchen is a beautiful and functional space that seamlessly blends modern design and natural beauty. It has been tastefully re-designed with plenty of storage, bar and boasts a stunning granite benchtop, providing a sleek and modern look that is sure to impress. The large windows provide a panoramic view of the serene waterways for the deepwater canal and the sparkling swimming pool. The view adds to the overall ambiance, creating a peaceful and relaxing environment for you to cook, dine, and unwind. This grand residence features an exquisite outdoor area that is both elegant and inviting. The ambiance is perfect for tranquil relaxation or entertaining guests with cocktails and conversation. The impressive swimming pool is luxurious with its own cocktail shelf within the pool, offering a refreshing escape from the heat and a beautiful focal point for the outdoor living space. The home also provides ample space for entertainment and relaxation, with a media room that is perfect for movie nights and a comfortable office for working from home. Overall, this home is the perfect blend of luxury, comfort, and functionality, making it an ideal choice for those who appreciate the finer things in life. Its superior waterfront location and serene setting will undoubtedly leave a lasting impression.

**Main Features:-** Positioned on the main Pelican Waters Canal- Private and exclusive gated complex of only 11 homes - First floor master retreat with walk-in wardrobe, ensuite and balcony - Three further ground floor bedrooms, one with its own private ensuite- Media/cinema room- Separate office- Grand living room- Open-plan kitchen, living and dining area - Porcelain 'New Travertino' floor tiles- New upgraded carpets throughout- New separate zoned ducted air-conditioning systems - Re-designed kitchen with new induction cooktop, gas burner and dishwasher- Swimming pool- Large jetty and pontoon- Covered outdoor alfresco with BBQ exhaust fan and protective tiled wall- Touch security entry- Camera security system with recorder, monitor and phone app- Secure gated complex - Exclusive complex tennis court and BBQ area- Three car garage with storage, benchtop and sink - Only a minute stroll to Pelican Waters Shopping Centre, Marina Precinct, shops and cafes - Short stroll to Golden Beach, Power Boat Club and walking trails - Short drive to Caloundra CBD and local beaches- 30 minute drive to Sunshine Coast Airport and Sunshine Plaza- 45 minute drive to Noosa- 1 hour 10 minute drive to Brisbane International and Domestic Airports and Brisbane CBD

**Body Corporate:** \$2,567.05 per annum  
**Rates:** \$3,079.76 per annum

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