

6254 Broken Hill Drive, Sanctuary Cove, Qld 4212



Sold House

Wednesday, 24 April 2024

6254 Broken Hill Drive, Sanctuary Cove, Qld 4212

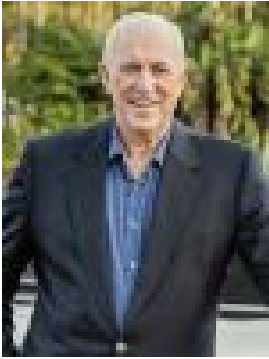
Bedrooms: 5

Bathrooms: 7

Parkings: 10

Area: 2328 m2

Type: House



Brian Phillis
0411600100



Alex Phillis
0730690038

\$4,000,000

This property is still under construction with completion scheduled for June 2022. Sydney and Melbourne buyers, this property is ideal for you! You can inspect it now, view the plans and secure now. With the borders now open, we recognise that many interstate buyers are currently looking for their Dream Queensland property but are unable to make the move here until they sell their current home. This could be your chance to secure your dream family home in the Sunshine State! You can see from the images of the completed property, but what you can't see, is that the land size is 2328 m2. (three normal blocks) The house is a massive 1800m2 (absolutely huge) Swimming pool and spa 5 bedrooms including a luxury master suite encompassing the whole of the upstairs East Wing Realistically there is so much detail to absorb, it is impossible to list all the unique features and finishes of this property. As a buyer, you will have the opportunity to sight the development and works to date, as well as have access to the floor plan. Property Details: • Land Size 2328msq • House size approx 1800msq • Swimming pool and spa • 5 bedrooms including a luxury master suite encompassing the whole of the upstairs East Wing • Italian- designed elevator servicing the ground and upper levels. • Second Master Suite • Mezzanine floor with Guest quarters • Gym • Games Room • Large Fitted Out Office – ideal for “working from home” • Opportunity for dual living/grandparents retreat if required in the space allocated for the gym and games room • Formal and informal lounge areas • Cinema with tiered seating • Massive open plan Kitchen with 6m high void. • Wine Cellar • Huge Butler's Pantry • Kids' Mudroom, library and homework room • 4 car garage with additional 2 golf buggy spaces and room for “toys” • Huge outdoor entertaining area with outdoor kitchen/BBQ • “In and Out” Driveway* Please view the completed rooms finish and look. Realistically there is so much detail to absorb, it is impossible to list all the unique features and finishes of this property. Please request further details regarding finishes where required. As a buyer, you will have the opportunity to sight the development and works to date, as well as have access to the floor plan. You will be able to secure this amazing property with an agreed part payment and the balance of full payment on settlement. We welcome any genuine inquiries and are happy to answer any questions you may have with regards to the build and completion. SANCTUARY COVE IS A GATED SECURE COMMUNITY. FOREIGN INVESTORS. Foreign Investors who wish to purchase residential real estate within Sanctuary Cove do not require prior approval from the Foreign Investment Review Board. (FIRB). INTERSTATE AND OVERSEAS RESIDENTS This is an 'Off the Plan Purchase and provides a new buyer the opportunity to buy now and pay when complete in May-June of 2022. Based on the current market growth, we anticipate that the buyers will create significant capital gains during the build completion period. This provides interstate or overseas buyers time to organise their affairs without stress. THE LIFESTYLE Recognised as Australia's premier secure resort: Sanctuary Cove is Australia's first fully integrated residential resort and provides the very best in lifestyle living; within 20 minutes of Surfers Paradise and 50 minutes of Brisbane and Coolangatta airports. The Intercontinental Hotel is central to Sanctuary Cove and offers extensive accommodation and facilities to further compliment the Marine Village which offers a wide selection of restaurants and specialty shops. Bank, pharmacy & medical facilities are within a 5-minute buggy ride. Wet & Wild, Dream World & Seaworld theme parks are accessible. Sanctuary Cove resort is spread over 470 hectares and designed around 4 sheltered man-made harbours and offers direct access to the Gold Coasts Broadwater. The Sanctuary Cove Marina boasts in excess of 300 berths and accommodates the Annual International Boat show. 24-hour land and water-based security assures all residents of privacy and security with all homes within Sanctuary Cove directly linked to Base Security. (who are well equipped to handle medical emergencies) GOLF COURSES Sanctuary Cove boasts 2 championship courses. The Pines is the only Australian course designed by Arnold Palmer with an AGU rating of 74. Over the years it has hosted some of the world's very best golfers. Its sister course, The Palms is a shorter course that has been extensively redesigned. Both are highly rated courses and are available to member guests and Intercontinental Hotel guests. All members & their guests enjoy the benefits of a stunning new clubhouse that overlooks the 18th hole of The Pines. A newly refurbished recreational centre is available to members and the public. PRIVATE INSPECTIONS: Phillis Real Estate is available to facilitate all inspections and answer questions. If we don't know the answers, we will find out the correct answer and respond. As Sanctuary Cove is a secure area behind gates, an inspection of the property and an opportunity to meet with the developers, who can answer every question, is available by appointment. If you are a genuine buyer for this amazing property, please be aware that there are almost no new developments available for sale in Sanctuary Cove and with limited stock available across all of Sanctuary Cove. and NO it is not on water because if it was the price would be three times the asking price. CONTACT BRIAN PHILLIS ON 0411 600 100 TO ORGANISE A PRIVATE INFORMATION SESSION. Disclaimer: In preparing this

information Phillis Real Estate has used its best endeavors to ensure that the information contained herein is true and accurate but accepts no responsibility and disclaims all liability in respect of any errors, omissions, inaccuracies, or mistakes.