

**7 Conifer Crescent, Broadbeach Waters, Qld 4218**



**House For Sale**

Thursday, 9 May 2024

7 Conifer Crescent, Broadbeach Waters, Qld 4218

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Area: 756 m2**

**Type: House**



Tash Santos

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## Auction

Capturing the very essence of waterfront living this well-appointed family home is positioned just 150m from the Nerang River in the highly sought after Cypress Gardens pocket of beautiful Broadbeach Waters. East-facing location, residents can bask in the sunlight streaming through expansive windows, further accentuated by the exceptional high ceilings that enhance both the living space and the influx of natural light. Beyond the entry is the living and dining space serviced by a central kitchen with a butler's pantry, marble island bench tops, and quality stainless-steel appliances with seamless integration to a covered alfresco area overlooking the sparkling pool. The ground level also comprises a guest bedroom, powder room and office or multi-purpose room. Stairs arise to an open living area with skyline views, two generous bedrooms, quality main bathroom and parents retreat complete with private balcony.

- Contemporary waterfront home 150m to the Nerang River
- East to water with panoramic skyline views
- Water frontage 16.6m with jetty and boat ramp
- Two storey, four bedrooms, three and half bathrooms plus office
- Master bedroom with parents retreat and private balcony
- Chefs kitchen with marble bench tops and Bosch dual ovens/steamer
- Fully equipped butler's pantry with preparation bench and storage
- Sizeable downstairs guest bedroom with ensuite
- Sparkling pool complete with 14m approx wrap around lap pool
- Land size 757m<sup>2</sup>, low maintenance gardens
- Double lock up garage and off street secure parking