

73 Cabana Boulevard, Benowa Waters, Qld 4217

— **Realty** Coastal

House For Sale

Tuesday, 9 April 2024

73 Cabana Boulevard, Benowa Waters, Qld 4217

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 887 m2

Type: House



Stuart Reeder
0451304416

Offers Over \$1,690,000

Looking to inject serenity and style into your life? Perfectly orientated to capture abundant natural light, this north-facing waterfront home sits renovated and move-in-ready on an 887m² block. Cooking will be a joy in the modern kitchen, with this expansive space hosting a lounge and dining zone that flows onto two separate alfresco areas. A new feature wall adds charm to the living area, plus embrace comfort in three freshly repainted and recarpeted bedrooms. The master suite treats you to a walk-in robe and sleek ensuite, with a contemporary main bathroom catering to the remaining rooms. Outdoors, the lush lawns and landscaped gardens add to the home's tranquillity, complemented by a stepped timber pathway that leads to the alfresco pavilion. An enviable place to entertain, it's elevated to gaze out to the waterways. A large, tiled pool enjoys a private and protected position, with an adjoining covered patio to relax beneath. Situated in a friendly suburb renowned for its tree-lined and attractive streets, it's also within easy reach of local shops, cafes, hospitals and amenities. Elite schools, including TSS and St. Hilda's, are under 9km, plus you're zoned for popular Benowa State Primary and High School, waiting within 2km. All the delights of Surfers Paradise and vibrant Broadbeach are a short drive away, plus take advantage of the walkways that link with the Gold Coast Regional Botanical Gardens - perfect for a weekend picnic. Golfers are in for a treat too, positioned in proximity to multiple championship courses. With all the hard work done, you can move straight in and enjoy a lifestyle of comfort, charm and peace. Inspect today!

Property Specifications:

- Fully renovated, north-facing residence on an 887m² waterfront block
- Open plan kitchen, living and dining zone links with an outdoor entertaining area
- Modern kitchen includes an island bench, premium appliances and ample storage
- Living room with new feature wall
- Three freshly painted bedrooms with new carpet and ceiling fans
- Master suite includes a walk-in robe and contemporary ensuite
- Main bathroom boasts a freestanding bath
- Elevated alfresco entertaining pavilion gazes out to the waterways and established gardens
- Additional outdoor sitting area plus a covered poolside patio
- Large tiled pool positioned for enhanced peace and privacy
- New artificial grass near pool
- Lush lawns punctuated by landscaped gardens
- New laundry with Caesarstone benches and cabinetry
- Double garage
- New timber front door
- Recently completed external rendering and a repainted roof
- Solar power and solar-heated water
- Air-conditioning
- Peaceful cul-de-sac, close to Botanic gardens, shops, Pindara hospital, cafes and restaurants
- 2km to Benowa State Primary and High School and under 9km to elite TSS and St. Hilda's (approx.)
- 6.5km to world-famous Surfers Paradise and 8km to Broadbeach (approx.)

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.