

8 Helm Court, Mermaid Beach, Qld 4218

House For Sale

Friday, 2 February 2024

8 Helm Court, Mermaid Beach, Qld 4218

Bedrooms: 4

Bathrooms: 3

Parkings: 4

Area: 663 m2

Type: House



JodiLee Bourke

0408022220

Offers Over \$2,350,000

The 663m² allotment boasts 12m of canal frontage and offers the perfect combination of privacy and convenience. Located just a short walk or bike ride from popular beaches, shops, and Nobbys enclave of restaurants and bars, this property is an oasis of calm in a bustling area. Inside, the property is both spacious and inviting. With 3.5 bedrooms and 3 bathrooms, including two en-suited bedrooms (one of which is fitted out for wheelchair access) and a separate powder room, this property would comfortably accommodate a young family with children. The brand new kitchen, dining and living areas lead out to a covered patio overlooking the pool and canal, creating the perfect space for relaxing and entertaining. The home has disabled access. In addition to ample storage, the property offers enough space to accommodate four cars, as well as a great-size yard. There is also the potential for the savvy renovator to take advantage of the fantastic location. Council rates are approximately \$3200pa, water rates are \$1,500pa, and the rental return is approximately \$1600 per week. While the property offers a wealth of features and amenities, it is important to note that all information, including but not limited to the property area, floor size, price, address, and general property description, has been provided by third parties. Amir Prestige is unable to definitively attest to the listed information's accuracy, and does not accept any liability (indirect or direct) for any injury, loss, claim, damage or any incidental or consequential damages arising out of or in any way connect with the use or dissemination of any information. To ensure accuracy and satisfaction, it is important to attend to your own personal enquiries and seek legal advice (where required) with respect to any property on the Website. Please also note that the prices displayed on the Website are current at the time of issue but are subject to change. Secure your very own slice of waterfront paradise and enjoy the idyllic canal-front living that this property offers. Disclaimer: The above information has not been verified. We advise you to confirm the accuracy of details before entering into a contract. Amir Prestige and its employees cannot be held responsible for any inaccurate details supplied here.