

8 Ingrid Lane, Coomera Waters, Qld 4209

Raine&Horne.

Sold House

Wednesday, 25 October 2023

8 Ingrid Lane, Coomera Waters, Qld 4209

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 620 m2

Type: House



Jason Read

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Contact agent

Welcome to the epitome of carefree living in this recently rejuvenated, unmissable abode. If your family yearns for spacious comfort and unbeatable convenience, look no further. Nestled on a serene, secluded cul-de-sac, this home presents an enviable location, right across from an expansive, family-oriented park.

Property Highlights

- 4 Luxurious Bedrooms
- Refreshing Air Conditioning
- Sleek Kitchen with Premium Stone Countertops, Waterfall Edge, and Chic Black Fixtures
- Custom Kitchen Lighting for a Modern Twist
- Resilient, Low-Maintenance Flooring
- Contemporary and Functional Bathrooms
- Master Bathroom with Double Vanity and Separate Toilet
- Master Ensuite featuring Roomy Accessibility and a Stylish Privacy Barn Door
- Elegant Formal Lounge and Dining Areas
- Alfresco Oasis with High-Soaring Roof and Easy-to-Care Decking
- Handy Garden Shed
- Ambient Ceiling Fans
- Double Lock-Up Garage
- A Sense of Seclusion
- Convenient Visitor Parking Nearby
- Built in 2004, with Recent Modern Upgrades
- A Generous Land Parcel of approximately 623 square meters
- Access to Exclusive Body Corporate Amenities and Round-the-Clock Security

Financial Insights

- Current Rental Estimate: \$800 - \$850 per week
- Body Corporate Fees: \$81 per week
- Council Rates: \$1,124 for 6 months
- Water Costs: \$540 per quarter

Location Advantages

- Tranquil Cul-de-Sac Setting
- Adjoining a Sprawling, Family-Centric Park
- Easy Walk to Coomera Waters Marina and Amenities
- Proximity to Public Transportation
- Close Proximity to 2 Boat Ramps
- Nearby Public and Private Schools Include St. Joseph's, Picnic Creek State School, Foxwell High School, Coomera Anglican, Saint Stephen's College, and More
- Ingrid Lane in Coomera Waters

- Hidden in the heart of Coomera Waters, an exclusive street of just 9 properties, gracing a tranquil cul-de-sac
- Perhaps the finest example of the luxurious yet private lifestyle that Coomera Waters can provide
- A short stroll to Coomera Waters Marina shops and the estate's premier recreation club
- Savor a leisurely riverside promenade or utilize the north arm of the Coomera River for swift access to the Broadwater in your boat or jet ski
- A bridge-free gateway with a secure serviced marina to accommodate all vessel types
- Coomera Waters Lifestyle
- Showcasing a green-conscious 17-hectare tidal lake and 24 kilometers of scenic nature trails
- Boasting 24-hour on-site security
- Featuring a remarkable 70-berth marina, HarborVue Waterfront Tavern, Restaurants, Café, IGA, and various essential services
- Providing two residents-only recreation centers with fully equipped gyms, pools, full-sized tennis courts, BBQ areas, and event spaces
- Ideally located at the gateway to the Broadwater, just a swift 5-minute boat ride from the marina to the restaurants of Sanctuary Cove
- Easy access to boat ramps for weekends on the water, and Natural Gas services are available throughout the estate
- Coomera Waters is swiftly establishing itself as a lifestyle haven, making it the perfect place to call home.

Disclaimer: In preparing this information, we have 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 buyers should make their own enquiries to verify the information contained herein.