

# 8 ORIOLE COURT, Woodgate, Qld 4660

Woodgate Realty

## House For Sale

Tuesday, 11 June 2024

8 ORIOLE COURT, Woodgate, Qld 4660

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 747 m2

Type: House



Kevin Carr  
0498053719



Donna Carr  
0407789565

## \$719,000 - \$739,000 Buying Guide

Welcome to an incredible opportunity to secure a stunning property nestled in a serene, sought-after cul-de-sac. Located just a short stroll from the beach, this contemporary 3-bedroom home offers exceptional value and is a rare find at this price point. Designed for those who have worked hard to achieve the ultimate beachside lifestyle, this modern residence is sure to impress upon inspection.

**Standout Features of Your New Home**

- **Modern Brick Home:** Built in 2013, this stylish and contemporary 3-bedroom home showcases modern architecture and high-quality construction. The brick exterior ensures durability and low maintenance, allowing you to enjoy your home without the hassle of frequent upkeep.
- **Situated on a generous 747m<sup>2</sup> fully fenced block,** this property offers ample space for outdoor activities and gardening, making it perfect for families and those who love to entertain.
- **Ample Parking:** The remote-controlled double garage provides secure parking for two vehicles, protecting them from the elements. Additionally, the property features a two-bay shed at the rear, offering extra storage space for tools, equipment, or additional vehicles. In total, you can securely accommodate up to four vehicles, ideal for households with multiple cars or recreational vehicles.
- **Spacious Living Area:** The open-plan living, dining, and kitchen space spans over 64m<sup>2</sup>, creating a bright and airy environment perfect for family life and entertaining guests. The area is air-conditioned, ensuring comfort during the warmer months. The layout offers flexibility for various furniture arrangements, allowing you to personalize the space to suit your needs.
- **Alfresco Entertainment:** The expansive outdoor alfresco area is an entertainer's dream, providing a versatile space for BBQs, outdoor dining, and social gatherings. This area seamlessly connects to the main living space, making it easy to host events and enjoy indoor-outdoor living.
- **Private Backyard:** The private backyard is a peaceful retreat with easy access to both the shed and main living areas, offering convenience and versatility. The spacious yard provides plenty of room for children and pets to play, and there is ample space to install a swimming pool if desired, creating a backyard oasis.
- **Luxurious Master Suite:** The large, carpeted master bedroom is a true sanctuary, featuring air-conditioning to ensure a comfortable night's sleep. The modern ensuite bathroom adds a touch of luxury, and the walk-in wardrobe provides ample storage space for your clothing and accessories.
- **Comfortable Guest Rooms:** The additional bedrooms are designed with comfort in mind, each featuring carpet, built-in wardrobes, and ceiling fans. These rooms are also air-conditioned, ensuring guests or family members stay comfortable year-round.
- **Energy Efficiency:** The home is equipped with instantaneous gas hot water, providing energy-efficient and on-demand hot water. A large rainwater tank is installed, helping to reduce water bills and support sustainable living by using harvested rainwater for gardening and other household needs.

**Why This Home is Perfect for You**

This exceptional value home is ready for you to move in and start enjoying the beachside lifestyle immediately. With the potential for instant capital gain, it presents a fantastic opportunity for both owner-occupiers and savvy investors. Don't miss out on the chance to make this versatile property your own.

**Schedule a Private Inspection Today**

For more information or to arrange a private viewing, please contact Kevin on 0498 053 719 or Donna on 0407 565 789. This is your chance to secure a dream home in a prime location—act fast, as this property won't last long!