

80/1 Sauvignon Parade, Upper Coomera, Qld 4209



Townhouse For Sale

Friday, 14 June 2024

80/1 Sauvignon Parade, Upper Coomera, Qld 4209

Bedrooms: 4

Bathrooms: 2

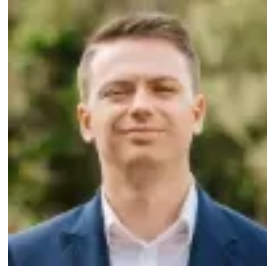
Parkings: 2

Area: 182 m2

Type: Townhouse



Milad Poursh
0755731077



Adam Locke
0755731077

Expression of Interest

Welcome to 80/1 Sauvignon Parade, a beautifully updated family residence perfectly situated in the heart of Upper Coomera. This home is a true gem, offering modern comfort and convenient living in a superb location. Nestled in a peaceful and sought-after neighbourhood, this home provides easy access to local schools, shopping centres, parks, and public transport. Enjoy the tranquillity of suburban living while being just minutes away from all the amenities you need. The property features a generous double garage, providing space for two vehicles and additional storage. Whether you have a growing family or simply need extra room for your hobbies, this garage is sure to meet your needs. Inside, you'll find two expansive living areas that offer versatility and comfort. Perfect for a family that enjoys both relaxation and entertainment, these spaces can be tailored to suit your lifestyle needs. Whether it's a cozy movie night or hosting guests, you'll have the perfect setting. This home has been thoughtfully updated with brand-new fittings and fixtures throughout. From contemporary lighting solutions to stylish and durable finishes, every detail has been carefully selected to enhance the living experience. Enjoy the fresh, modern aesthetic that flows seamlessly through every room. Step outside to discover an entertainer's dream. The backyard features a spacious and private area with no rear neighbours, ensuring peace and privacy. This outdoor space is ideal for summer barbecues, family gatherings, or simply unwinding after a long day. The well-maintained yard provides a perfect backdrop for both relaxation and entertainment.

FEATURES:

- Generous master bedroom with WIR and ensuite plus balcony
- 3 additional bedrooms plus a entertainment room/ study
- Ensuite and main bathroom
- Additional powder room
- Fantastic kitchen with electric cooking
- Large windows with lots of natural light
- Two split system air conditioners
- Under stairs storage
- Modern fans in every room
- Electric hot water
- Security screens
- Tiled main living
- Updated LED lighting
- Rear patio entertainment space
- Separate laundry
- Access to the complex pool
- Rental appraisal is \$750-\$800 per week
- Body corporate is \$108.56 per week

What draws residents to Diamond Hill Upper Coomera?

- Walking distance to Brygon Medial Centre & The Wattle Hotel
- Walking distance to Upper Coomera Community Centre
- Walking distance to Upper Coomera Library
- Walking distance to Upper Coomera Aquatic Centre
- Walking distance to St Stephens College
- Walking distance to Upper Coomera state College

Why do so many families love living in Upper Coomera?

- Lots of local parks, playgrounds and walking tracks-
- Family friendly community-
- 9 Minutes from Coomera Westfield-
- An array of education options available: many public, private, and early learning schools to choose from-
- 25-minute drive to Surfers Paradise & Brisbane CBD-
- Close to highway access and Coomera train station-
- Just minutes from shopping centre, cafes, fast food, and restaurants-
- Sporting facilities

Don't miss out on the opportunity to make 80/1 Sauvignon Parade your new home. With its superb location, generous living space, exceptional entertaining area, and new fittings and fixtures, this property is perfect for families and those who love to entertain. Contact us today to arrange a viewing and experience the charm of this wonderful home for yourself!

Important: Whilst every care is taken in the preparation of the information contained in this marketing, Ray White CFG will not be held liable for the errors in typing or information. All information is considered correct at the time of printing.