

**81 Pappas Way, Carrara, Qld 4211**



**House For Sale**

Monday, 8 January 2024

81 Pappas Way, Carrara, Qld 4211

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Augusta Swayn

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## Auction

Presenting a highly convenient opportunity to acquire a residence situated near the apex of Pappas Way, this property boasts expansive views that are impressive during the day and enchanting at night. Constructed of solid brick and tile, the home features a fantastic outdoor undercover area, providing substantial privacy. There is potential for a pool and ample yard space for children or family pets. Whether you choose to extend, build upward, the property is ready to move in, unpack your bags but and enjoy your new home. Key features of this residence include:

- Elevated 601m<sup>2</sup> position with panoramic views
- 3 bedrooms
- 1 renovated bathroom with shower and bath, separate toilet
- Open plan living area seamlessly connected to the kitchen
- New Kitchen equipped with a induction cooktop and a quality 900mm oven
- Spacious bar-style kitchen
- Separate laundry
- Separate Media/Office
- 1-car undercover carport with additional space for another car
- Secure location with security screens ensuring good privacy
- Split system A/C in the lounge
- Large grassy backyard suitable for children or pets
- Potential space for a pool
- 5000L water tank and garden shed
- Fully fenced property with abundant natural light in a sought-after area with views

This property is a must-see - contact Augusta now to arrange an inspection.

LOCATION

- 26 Minute walk (5 minute drive) to Nerang Train Station
- 23 minute walk (3 minute drive) to Heritage Bank Stadium
- 5-6 minute drive to Woolworths Carrara or Nerang
- 5 minute drive to Emmanuel College, Emerald Lakes and Golf course
- 15 minute drive to Pacific Fair Shopping Centre Carrara is located between Nerang and Broadbeach Waters, south of the Nerang River. Just a few minutes to the well known Carrara markets and the Carrara stadium with the billion dollar Emerald Lakes development providing residents with 11 kms of pleasant walking tracks around a 37 hectare waterway and parkland. It is a very central location with the Pacific Highway accessed easily via the Nerang North exit and to Broadbeach with the shops, beach, casino, restaurants, cafes, clubs and bars only a 7 to 10 minute drive. Carrara lets you enjoy all the excitement of the Gold Coast with the theme parks on the Gold Coast corridor only 20 minutes drive north and a choice of 13 international golf courses and additional public courses in the vicinity.

Disclaimer: While we have made every effort to ensure the accuracy of this information, we disclaim all liability for any errors, omissions, inaccuracies, or misstatements. Prospective purchasers should conduct their own inquiries to verify the information provided herein.