

85/6 Charlston Place, Maroochydore, Qld 4558



House For Sale

Friday, 5 April 2024

85/6 Charlston Place, Maroochydore, Qld 4558

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 201 m2

Type: House



Kathryn Willshire
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Offers Over \$1,000,000

To pre register for the open home, please call Eden Farimbella on 0438 473 467. Welcome to what is arguably one of the Sunshine Coast's most prestigious over 50s resorts. Gem Life Maroochy Quays is more than a home; it's a community where luxury meets convenience. With an array of onsite amenities, you will be spoiled for choice in terms of how you spend your days yet should you wish to explore the local community you are conveniently located within walking distance to shops, medical facilities, cafes and beaches. With a significant wait list for homes in the complex, you will consider yourself fortunate to call Villa 85 home. From the minute you enter, the open plan nature of the living spaces, soaring ceilings, contemporary colour palette, beautiful plantation shutters and spacious modern kitchen will certainly impress. The king sized master bedroom provides a perfect retreat with walk in robe and ensuite with twin vanity. Bedroom 2 is a spacious room to welcome friends and family while Bedroom 3 can double as a study or multi-purpose space. Both these bedrooms have built in robes and ceiling fans. The kitchen is well equipped for the entertainer with a pantry, stone benches, instant boiling water tap function, induction stove top, microwave and large island bench with breakfast bar. Enjoy the temperate coastal climate on your spacious covered alfresco area with a gorgeous plant feature wall. The electric blind can encapsulate this space for cooler winter evenings or provide shade during long summer afternoons. Ducted reverse cycle air conditioning and ceiling fans throughout will ensure your year round comfort. All doors and windows are equipped with Crimsafe screens. An efficient solar system will keep electricity bills to a minimum and a water tank is plumbed to toilets and laundry. In addition, the Resort has battery back-up for all homes. A spacious laundry with abundant storage separates the home from the double lock up garage with epoxy flooring and with even more storage options. Enjoy a daily walk along the boardwalk to the Eudlo Stream. Watch others launch their kayaks or perhaps you could even join in the fun. Why purchase in Gem Life Maroochy Quays Resort: • No entry/exit fees or deferred payment fees • No stamp duty & 100% Capital growth on sale • Gated complex for added security • Residents only- no rental options • No Council Rates • Pet friendly Facilities on offer: • Indoor magnesium heated pools, spa, sauna and outdoor pool • Games room with billiard, table tennis tables & virtual golf simulator • Movie theatre • Library • Craft Room • Tenpin bowling alley • Fully equipped gym • Resident workshop • Bowling green, tennis, pickleball courts, croquet lawn and putting area • Pet friendly with off leash area The best way to fully appreciate all this stunning home and friendly community offers is to inspect it. Call Kathryn today on 0437 434 648 to arrange your private viewing. You won't be disappointed.