

91 Hooker Boulevard, Broadbeach Waters, Qld 4218



Sold House

Thursday, 4 April 2024

91 Hooker Boulevard, Broadbeach Waters, Qld 4218

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Corey Bedford
0432282502

\$1,905,000

This property was sold by Corey Bedford. Method of sale: Auction Marketing campaign: Print and Digital Enquiries: 88 Number of Registered Bidders: 5 To achieve a premium price for your home call Corey on 0432 282 502. Prime Waterfront Location and Lifestyle with Untapped Potential Encompassed by an enviable north-to-water aspect and skyline views, this single level abode offers comfort, convenience and charm. Positioned to perfection on a 760m² block with a 13.6m sandy beachfront, the best of both worlds becomes your reality here. Nestled on a no-through road and peaceful canal, you are temptingly close to Pacific Fair, The Star, and the vibrant heart of Broadbeach. Tucked away behind a secure gated entry, the home reveals a functional, family-oriented kitchen that flows into a spacious living and meals area. Congregate here or in an additional living and dining zone when seeking a quiet retreat. Four bedrooms are also featured, including a light-filled master suite that captures water and skyline vistas. A walk-in robe, ensuite and direct alfresco access complement it, with the remaining bedrooms serviced by a modern bathroom with full-height tiling. Outdoors, a supersized Bali Hut is ideal for entertaining, with a waterfront pool and pontoon promising plenty of fun. A double garage and abundance of secure off-street parking (handy for multiple cars, a caravan, trailer or trucks) also awaits, plus, explore your options to capitalise on the untapped potential, building upwards to unveil panoramic city skyline and water views.

The Highlights:

- North-to-water single level residence with skyline views - 760m² block with 13.6m sandy beach and water frontage
- Location that offers the best of both worlds: easy access to Pacific Fair, The Star and Broadbeach, yet tucked away on a no-through road and peaceful canal
- Untapped potential – build up and capitalise on superb city skyline vistas
- Functional, family-friendly kitchen adjoins an open plan living and meals area
- Second living and dining zone
- Light-filled master suite featuring water views, walk-in robe, ensuite with full-height tiling and direct alfresco access
- Three remaining bedrooms with a lovely, leafy garden outlook; two with built-in robes
- Modern main bathroom with full-height tiling and a separate toilet
- Supersized Bali Hut with outdoor kitchen overlooking the pool and waterfront
- Waterfront pool with lighting and water feature, soaks up the northern sun
- Pontoon
- Outdoor shower
- Double garage plus secure off-street parking for multiple cars, a caravan, trailer or trucks
- Dual forged wrought iron gates give the home an artistic flair, opening to two separate driveways
- Covered entry-way with water feature
- Air-conditioning, ceiling fans and security screens

Boasting a supremely central location, the lifestyle on offer is exceptionally enticing. Leave the car at home and walk to Pacific Fair and Star Casino, with golden beaches a mere 2km away. Broadbeach also treats you to boutique shopping and a diverse array of bars, restaurants and cafes. Schools, Q Super Centre, health, wellness and sporting amenities are nearby, as is the upcoming Lanes Retail Village. Maximise this home's prime location and potential - contact Corey Bedford on 0432 282 502 and arrange your inspection today.

Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. **Disclaimer:** Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.