

94-95/40 Cotlew Street East, Southport, Qld 4215

— **Realty** Coastal

House For Sale

Wednesday, 12 June 2024

94-95/40 Cotlew Street East, Southport, Qld 4215

Bedrooms: 6

Bathrooms: 5

Parkings: 6

Area: 2030 m2

Type: House



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Auction

Steeped in sophistication, grand lakefront living awaits with this lavish trophy home. Commanding instant attention on a 2,030m² double block, it gazes across a substantial 85m waterfrontage to the greens of Southport Golf Course. Opulence continues indoors, led by a formal lounge enhanced with floor-to-ceiling windows and a soaring double-height ceiling. A formal dining room, music room and informal living area with screen and projector accompany it, offset by a refined kitchen with Miele appliances and Caesarstone benchtops. Downstairs also features an ensuite bedroom, while a sweeping staircase with glittering chandelier guides you to five further bedrooms and three bathrooms. Here, a vast master suite offers indulgence via a spa ensuite, retreat, walk-in robe, and balcony overlooking wide lake vistas. Resort-style living and leisure is also elevated to new heights, tempting you with an indoor pool and spa for year-round use and an outdoor version for those balmy summer days. Host guests on the expansive alfresco terrace, featuring a Bali hut and integrated BBQ area by the water or seek rejuvenation in the steam room after a hit on the tennis court. Additional amenities include parking for six cars, a circular driveway, and a porte-cochere entry. Positioned within the exclusive and gated Surfers Waters Estate, residents enjoy 24/7 security and private access to Southport Golf Club. TSS, Ferry Road Markets, the Southport CBD, Broadwater Parklands and Surfers Paradise beaches are also nearby, ensuring convenience. Discover the charm of this magnificent lakefront manor first-hand - arrange your inspection today.

Property Specifications:

- Sprawling lakefront residence steeped in grandeur and sophistication
- 2,030m² double block overlooking 85m waterfrontage and the greens of Southport Golf Course
- Nestled in exclusive, gated Surfers Waters Estate with 24/7 security
- Kitchen with Miele appliances, Caesarstone benchtops and abundant storage
- Formal lounge offset by four floor-to-ceiling windows, crowned by a stunning double-height ceiling
- Formal dining area, music room and living area with cinema screen and projector
- Sweeping staircase with chandelier leads to five bedrooms and three bathrooms
- Lavish upper-level master suite boasts a retreat, projector, spa ensuite, walk-in robe, water-view balcony
- Downstairs ensuite bedroom plus a powder room
- Resort-style indoor and outdoor pools and spas, steam room (with bathroom) and tennis court
- Expansive alfresco terrace with Bali hut, integrated BBQ area and wide water vistas
- Parking for 6 cars plus a circular driveway and porte-cochere at entry
- Ducted air-conditioning and abundant storage
- Surfers Waters Estate includes a tennis court, pool, BBQ area and VIP access to the Southport Golf Course

Close to TSS, Ferry Road Markets, Southport CBD, Broadwater Parklands and Surfers Paradise beaches

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.