

**10 Riviera Place, Mountain Creek, Qld 4557**

**House For Sale**

Tuesday, 25 June 2024



10 Riviera Place, Mountain Creek, Qld 4557

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 375 m2**

**Type: House**



**CRAIG MORRISON**  
0407142027



**ZANE HAU**  
0404481888

## FOR SALE

This custom-designed north-facing waterfront stunner is built and designed by award winning duo, DCM designs and QLD Built. Showcasing glorious views across the Mooloolah River and beyond and offers not only an amazing coastal lifestyle of the highest calibre, but also a private powered pontoon to moor your watercraft and direct deep-water access. Across two light-filled levels covering approximately 321 square metres the residence comprises formal entry, five bedrooms, three bathrooms plus powder room, separate living areas, sleek elegant kitchen with walk-in pantry, north facing covered alfresco terrace overlooking sundrenched inground pool and river, separate laundry with its own drying courtyard, and double lock up garage with storage, on a 375m<sup>2</sup> block with 12.5-metre river frontage. High ceilings, soft white-hued colour palette throughout, hybrid flooring on upper level and easy-care tiling on ground floor, ducted air-conditioning, ceiling fans, stone benches, quality appliances, soft-close cabinetry, floating timber staircase, under-stair storage, dual vanities in master ensuite, separate bathtub and shower in two of the three bathrooms, and 10kW solar power; are some of this magnificent property's many features. The floor plan has been well designed to facilitate family-friendly living with good separation and an ensuited guest bedroom on lower level, along with multiple living zones; designed to maximise space, privacy, prized northerly aspect, natural light, and breezes - and is very much a home in symmetry with the Sunshine Coast climate and lifestyle. Offered to the market for the first time since built (2021), it is impeccably presented with absolutely nothing needing to be spent; it is move-in ready from settlement day onwards, and once the contract is signed the countdown will be on! Located in a no-through blue-chip street with a park and playground at the end and direct access to kilometres of pedestrian and cycle paths providing connectivity in and around Brightwater to amenities including primary school, award-winning lakefront tavern, shopping centre, childcare, and numerous fabulous parks, including an off-leash dog park; this is a family-friendly community in every sense. Within a 5-10 minute driving radius to major hospitals, the university, public and private schools, Kawana Shoppingworld, beaches (including Mooloolaba beach), sporting/leisure facilities, and the M1 to Brisbane - access to all the essentials is quick and easy, yet you are tucked away from the hustle and bustle in this quiet, exclusive neighbourhood. This is an outstanding opportunity to purchase not just a stunning contemporary residence perfect for boating and fishing enthusiasts, but also an enviable lifestyle that many can only dream of. Buy today and you can be welcoming in Spring 2024 and beyond with inimitable style and panache: let the joie de vivre commence and may it be endless! - Built and designed by award winning duo, DCM designs and QLD Built - Striking custom-designed waterfront home in dress circle street - 375m<sup>2</sup> north-facing block with 12.5m Mooloolah River frontage - Powered pontoon with water, lights, & taps - direct ocean access - 5 bedrooms, 3.5 bathrooms, multiple living areas incl. media room - Sleek galley kitchen with WIP, stone benches, soft close cabinetry - Covered alfresco entertaining overlooking inground pool & river - High ceilings, quality fixtures/fittings/finishes, elegant stylish decor - Ducted A/C, ceiling fans, masses of natural light, 10kW solar power - Easy-care landscaped garden: fenced area for small pets & children - Well-designed family-friendly floor plan - highly functional & liveable - Walk to local primary school, tavern, shops, and fabulous parks - Less than 10 mins to beaches, hospitals, university, M1 & more - Built in 2021 - presents as new & is move-in ready, truly stunning! - Private Pontoon (7mx3m)