

**12 Dunlin Drive, Burleigh Waters, QLD, 4220**



**House For Sale**

Friday, 27 September 2024

12 Dunlin Drive, Burleigh Waters, QLD, 4220

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**

## FIRST TIME OFFERED FOR SALE IN OVER 40 YEARS

Discover a unique and affordable opportunity to own a single-level brick home just moments from the beach. Set on a generous 659m<sup>2</sup> fenced block, this property is centrally located in the highly sought-after suburb of Burleigh Waters.

Enjoy the convenience of being just minutes away from Burleigh's stunning beaches and the vibrant dining and shopping scene along trendy James Street.

This 3-bedroom home is the perfect choice for first home buyers, investors and renovators looking to add their own personal touch. This property boasts plenty of potential to update and modernize further.

The property features a private garden setting, hybrid flooring, a large living and dining area plus a family room and a functional kitchen with stone bench tops and plenty of bench space.

Flowing out through timber bi fold doors leads you to the great sized backyard with plenty of grassed area for kids and pets to play. The covered patio overlooks the lush green gardens and is the perfect spot for entertaining guests. Complete with a single lock-up garage plus a single carport and additional off-street parking behind gated access will provide secure parking for up to 4 cars.

Walking distance to schools, Shopping Centres, Burleigh Sports Club & local parks.

Leisurely stroll or short bike ride to James Street precinct for dining and shopping, Tallebudgera Creek, Burleigh Headland and fabulous Burleigh Beach.

- First time offered for sale in over 40 years, a rare opportunity
- Neat & tidy kitchen with stone tops & plenty of bench space
- Open plan light & bright living & dining area with timber bi fold doors
- Large rear alfresco entertaining area with privacy shade blinds
- 3 great sized bedrooms with built ins, main with air con & access to the front garden
- Renovated main bathroom with separate toilet
- Outdoor spa, 6.63 Kw Solar & water tank with pump for the garden
- Located on a 659m<sup>2</sup> fully fenced block with gated access
- Single garage with internal access & plenty of storage + single carport & off-street parking
- Central location minutes from beaches, schools, restaurants, cafes & shopping centres

If you are looking for a great opportunity to get into the property market in one of the Gold Coast's most desirable suburbs? Well, this property is the one you have been waiting for, so don't miss your chance to inspect.