

**16 Mint Way, Helensvale, QLD, 4212**

 **Coastal**

**House For Sale**

Friday, 16 August 2024

16 Mint Way, Helensvale, QLD, 4212

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Stunning Family Home or Prime Investment Opportunity in The Surrounds

Welcome to 16 Mint Way, a fantastic opportunity for families or savvy investors. This stunning 4 bedroom, 2 bathroom home is perfectly positioned within the desirable Surrounds Estate, offering a lifestyle that blends comfort with convenience.

The home sits on a generous 448sqm block, providing ample space for family living and entertaining. Inside, you'll find a modern open plan kitchen and dining area and media room designed to make everyday living a breeze. The bedrooms are well-appointed with built-in robes, while the master bedroom features a private ensuite and walk through robe for added luxury. A secure double garage provides plenty of room for your vehicles and storage, as well as side access perfect for trailer or boat parking.

Outside, the fully fenced yard is a tropical oasis, perfect for outdoor gatherings. It includes a spacious outdoor entertaining area, a large shed for additional storage, and eco-friendly solar panels and grey water cylinder tanks.

Living in the Surrounds Estate, you'll have access to a range of amenities that make this property ideal for families. Multiple large playgrounds, a café, walking tracks, and a dog park are all within easy reach. Plus, the membership-based recreational club offers a gym, resort-style pool, and function room, ensuring there's something for everyone.

Additionally, the property is currently tenanted at \$900 by NDIS, who have been wonderful tenants and are happy to stay if possible, making this an excellent investment opportunity as well.

Located in the sought-after suburb of Helensvale, close to schools, shops, and public transport, this home is a true gem. Don't miss out on the chance to own a beautiful property in a prime location. Contact us today to arrange a viewing!

- 4 bedroom, 2 bathroom, 2 car in The Surrounds Estate
- Great sized 448 sqm block, perfect for families, pets and entertaining
- Modern open plan kitchen
- Ducted heating and cooling
- Master bedroom with ensuite and walk through robe
- Built-in robes in all additional bedrooms
- Fully fenced yard with tropical garden
- Outdoor entertaining area,
- Large outdoor storage shed and side access
- Access to playgrounds, café, walking tracks, dog park, gym, pool, and function room
- Currently tenanted by NDIS, with tenants happy to stay
- Close to schools, shops, and public transport

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.