

19 Rix Drive, Upper Coomera, Qld 4209

House For Sale

Tuesday, 2 July 2024

RODGERS & WILSON

19 Rix Drive, Upper Coomera, Qld 4209

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 609 m2

Type: House



Cameron Webber
0756368963



Oliver Rodgers
0756368963

OFFERS OVER \$870,000

""PROFESSIONAL PHOTOS COMING SOON"" Welcome to 19 Rix Drive in the highly sought-after suburb of Upper Coomera. This stunning 4-bedroom, 2-bathroom house is the perfect family home, boasting a spacious land area of 609 sqm and a building area of 232 sqm. Upon entering the property, you will be greeted by a modern and stylish interior featuring air conditioning, built-in robes, a dishwasher, and a rumpus room. The property also includes a secure double garage, perfect for storing your vehicles or outdoor equipment. The outdoor area is perfect for entertaining, with a deck, fully fenced yard, and a beautiful garden. The property is also eco-friendly, with ceiling insulation and energy-efficient appliances. Located in a prime position, this property is close to schools, shops, and public transport, making it ideal for investors. Don't miss out on this fantastic opportunity to own a piece of paradise in Upper Coomera. The price guide for this property is offers over \$870,000 • 4 good sized bedrooms • Master en-suited with Twin Basin Vanity • Walk through robes • 2nd bathroom includes bathtub • 2 separate living areas: Lounge & Living/ Dining • Extensive use of tiles & carpeted lounge • Modern kitchen with Caesar stone bench tops • Plenty of bench & cupboard space • Dishwasher & stainless steel appliances • Air conditioning in the main Living area • Ceiling fans throughout all rooms • Under roof-line covered entertaining area • Separate laundry • Colour Bond fencing all round • Double Lockup Garage • 609m2 Block - Flat & low maintenance • Close to public transport and shopping centre Currently rented to a great long term tenant • Weekly rent paid \$680 • Lease expires July 2025 • Rental appraisal \$680 per week • Weekly rates \$46 • Weekly water \$21 • Weekly Body corp \$0 N/A FIRST OPEN HOME SATURDAY 6TH JULY @ 11:00-11:45 Easy access to the motorway and 5 minutes to the new Westfield shopping centre & railway station. Within a 10 km radius are no less than 6 private & state schools. Surfers Paradise beaches are 20 minutes away; Capital growth is assured for Upper Coomera which is located in the fastest growing corridor in South East Queensland.