


# 2 Bellevue Parade, Labrador, Qld 4215

 LJ Hooker Broadwater

## House For Sale

Tuesday, 11 June 2024

2 Bellevue Parade, Labrador, Qld 4215

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Area: 567 m2**

**Type: House**



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## OFFER OVER \$850,000

Step back in time in this glorious original home perfectly positioned on a leveled block of land measuring 567 sqm. Nestled in one of the most up-and-coming areas on the Gold Coast, the trendy Chirn Park, this property is surrounded by beautifully upgraded or new homes, making it an incredible opportunity to secure a prime piece of real estate. For the first time in nearly 30 years, this property is on the market, presenting an ideal opportunity for those looking for a renovator's dream or a chance to secure an incredible location to design and build your dream home. The serene and upmarket neighborhood adds to its appeal. Step into this preserved time capsule and appreciate the comfortable and easy living it offers. From its large covered porch at the east of the home, enter the spacious living area with views of the beautiful Poinciana tree in the front yard and enjoy the quiet residential street. Sunlight and breezes pour through the multiple windows and doors, creating a bright and airy atmosphere. The home features three large bedrooms and one full bathroom with a separate toilet. The laundry room at the back of the home provides access to an incredible backyard that offers potential for all your needs and dreams. On offer: \* Flat block of 567 sqm (40m length x 14m street frontage) with no easements \* 3 spacious bedrooms (Master with backyard access) \* 1 full bathroom with separate toilet \* Large kitchen with plenty of cupboards \* Open plan living/dining area with plenty of light overlooking the leafy quiet street \* Separate laundry with backyard access \* Welcoming covered front deck \* Enclosed garage with drive-through access to backyard + 1 carport + 1 car in driveway (total parking for 3 cars) LOCATION and accessibility are premium features of this property. Chirn Park offers a vibrant community with easy access to local amenities, shops, eateries, parks, and schools. Its proximity to Broadwater ensures that you are never far from stunning waterfront activities and leisure options. Don't miss out on this rare opportunity. Contact us today to secure your place in one of Labrador's most sought-after locations!