

# 207 Beechmont Road, Advancetown, Qld 4211



## House For Sale

Saturday, 29 June 2024

207 Beechmont Road, Advancetown, Qld 4211

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 4**

**Area: 15 m2**

**Type: House**



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## Auction

Auction Location : Onsite Grandly elevated upon its private entry through the electric gate, meander up the all weather accessible concrete driveway to an amazing, private and panoramic vantage point overlooking the entirety of the Gold Coast City and stretching up and down the coastline including the Hindz Dam, Ocean and the glorious mountain ranges of Springbrook and Lamington National Park. With phenomenal vistas on your arrival at this luxury residence showcasing an incredible lifestyle on a 38 acre property with epic sunrises, amazing summer storms dancing across the city and the twinkle of lights in the evening, this home will make you feel like your on top of the world in this dress circle location. A seamless floor plan encompassing expanses of glass prominently to ensure each space is awash with natural light, Caesar stone chefs kitchen, indulgent primary bedroom suite with marble bathroom and walk-in-robe. Lifestyle versatility is assured with a choice of distinct accommodation areas, as well as options for additional living or work-from-home spaces. Luxurious interiors reveal a show stopping visual confidence with formal and casual living areas wrapped in a sequence of sun-drenched terraces and view swept vistas from each and every room.

- Enviably elevated position with dress-circle position overlooking Gold Coast city skyline
- Three bedroom/three bathroom - including primary ensuite & walk-in-robe
- Grand entry foyer, sunken family room/casual living and dining zones throughout
- Caesar stone island kitchen, Miele appliances, electric cook-top, large pantry
- Zoned ducted air for absolute comfort year round with high grade tinted windows
- Entertaining lounge with cocktail bar with direct access outside to leisure activities
- Half size flood lit tennis court and over-sized sparkling saltwater pool - water slide
- Double lock up garage PLUS double bay work shed or extra parking for cars/boats/toys
- Multiple outdoor undercover patio zones PLUS arbour'd patio space off living zone
- Block size 15.49 hectares or just over 38 acres with 4WD trail and dam on the property
- 6KW of solar panels, integrated zoned garden sprinkler system (3 x garden tanks 61,000L)
- 130,000L concrete rainwater tank capacity (no water rates on the mountain)
- Large chicken coupe or bird sanctuary, flat useable grassy areas for children or pets
- Concrete driveway with ample parking and grand circular driveway with statement palm tree
- Rates approx. \$969 per 6 months. Bio-cycle approx. \$75 per ¼ service fee. No water rates
- Short drive to local shops of approx. 10mins, further 25 mins drive into Broadbeach
- 40 mins to GC airport (36km), 65 mins to Brisbane airport (86km)

This property is being sold by auction or without a price and therefore a price guide cannot be provided. This website may have filtered the property into a price bracket for website functionality purposes.