

24 Roe Street, Upper Coomera, QLD, 4209



House For Sale

Wednesday, 14 August 2024

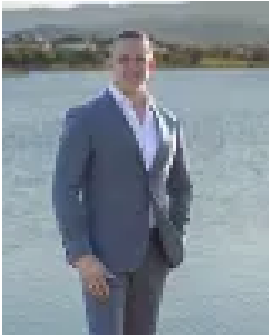
24 Roe Street, Upper Coomera, QLD, 4209

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Tyler Benson
0755734777



Sophie Watts
0755734777

Beautifully Kept Family Home in Highly Sought Area!

Don't Miss Out on This Exceptional Opportunity! This fantastic family home is not only perfect for comfortable living but also offers an amazing investment opportunity. Properties like this are moving quickly, with many buyers missing their chance to own a beautifully maintained home like this one. Act fast to secure this incredible family residence.

Located in the highly sought-after area of Upper Coomera an area providing strong yield and location functionality, this home is nestled among key amenities, including some of the nest private and public schools on the northern GC (both primary and secondary), daycare centres, major shopping hubs, motorway access, public transport options (bus and train), and public facilities such as pools, libraries, boat ramps, gyms, doctors, and an abundance of parks and the new Coomera Hospital and connector set to complete 2027.

This property has been extremely well looked after and is in immaculate condition, offering a great family floor plan that provides both flexibility and comfort for all. With four generously sized bedrooms, a separate formal lounge with plush carpeting, and a spacious dining/kitchen combo, this property represents outstanding value and is a must-see!

Key Features Include:

- This property is currently tenanted until 11th November 2024 with the future rental return approximately \$830/pw providing great yield. There are no associated body corporate fees
- Attractive street presence with a fully restored and freshly repainted roof
- Three children's or guest bedrooms are ideally positioned off central living areas, ensuring privacy and plenty of space for the entire family
- This area is served by a large main bathroom and a separate toilet
- The expansive master bedroom is a true retreat, situated at the rear of the house away from the children's rooms, offering ample wardrobe space and a roomy ensuite with sliding door access to the rear yard
- A separate, carpeted formal lounge with surround sound provides ample space for family gatherings or individual relaxation
- The centrally located, well-designed kitchen is perfect for the home chef who enjoys being part of the action when entertaining. It features stainless steel appliances, ample bench and cupboard space, and large windows that flood the area with natural light and parallel to the dining/living area
- The open-plan dining and kitchen open onto a private outdoor alfresco patio and rear yard via sliding doors.
- Additional internal features include, security screens and doors, floor to ceiling windows, split-system air conditioning, ceiling fans, and a neutral, tasteful colour scheme
- The well-utilized backyard is perfect for retirees or young families, with low-maintenance tropical landscaping, flat, and accessible space. The yard is free of easements and hosts a huge undercover alfresco perfect for entertaining all year round!
- The added benefit of side access for storing a boat, jet ski, trailer provides secure off-street parking and increases the property's value
- Conveniently located just minutes from public transport, shops, swimming facilities, parks, the M1 motorway, and more.

Take advantage of this rare chance to secure your dream home in Upper Coomera today, where convenience, and affordability come together perfectly.

*Images have been digitally furnished for your enjoyment. Furniture is to scale and border lines are indicative.

DISCLAIMER: We have made our best efforts to ensure the information contained in this advertisement is accurate and reliable. However, we accept no responsibility and disclaim all liability for any errors, omissions, inaccuracies, or misstatements. Prospective purchasers should conduct their own inquiries to verify the information.