

3 Flinders Court, Paradise Point, Qld 4216



House For Sale

Monday, 1 July 2024

3 Flinders Court, Paradise Point, Qld 4216

Bedrooms: 5

Bathrooms: 4

Parkings: 2

Area: 923 m2

Type: House



Josh Finch

0422035686

Auction

Auction On Site, Friday 26 July at 4:00pm Hosting a luxurious single-level house and modern, self-contained guest house, this resort-like property presents a turn-key dual-living opportunity. Primely positioned, the 923m²* block is anchored in a quiet and welcoming cul-de-sac within walking distance of Paradise Point Parklands and the many surrounding amenities. High-quality extensions and renovations to the interior have achieved a flawless fusion of coastal and Hamptons design elements. Stand-outs among a premium schedule of finishes are natural stone, French oak flooring, plantation shutters and matte cabinetry. A gas fireplace and custom-made chandelier, imported from Bali, impress in the open living and dining zones. The adjoining kitchen is a chef's dream, with quality appliances, a statement central island and well-appointed butler's pantry. In a separate wing, tucked away from three additional bedrooms, a sumptuous master suite serves as the ultimate parent's retreat. The home cinema offers a Gold-class experience from the comfort of home, while an office caters to those who work remotely. A separate guest house provides the rare benefit of dual-living, perfect for an intergenerational family. It comprises one bedroom, a bathroom and alfresco kitchenette, and there are proposed plans for an extension should a new owner wish to uphold them. Highly private outdoor areas promote at-home leisure and entertaining. A cabana with an Italian pizza oven encourages you prepare and enjoy delicious meals by the lagoon-style pool and spa, which face north for day-long sun. A landscape architect has designed a beautiful yet low-maintenance garden oasis, where an illuminated marble pathway winds its way through herb and vegetable gardens, mature fruit trees and a flat lawn.

The Highlights:- Renovated single-level house and separate guest house- Private, low-maintenance 923m²* block- Quiet cul-de-sac with welcoming neighbours; walking distance to amenities of Paradise Point- Lagoon-style swimming pool and spa surrounded by ModWood decking- Cabana with Italian pizza oven and travertine flooring- Guest house offers dual-living opportunity and features a bedroom, bathroom and alfresco kitchenette with sink, storage and beer tap; existing plans for an extension - Primary residence treated to premium quality extensions and renovations; stylish interior with coastal and Hamptons influences; finishes include French oak flooring, plantation shutters, matte cabinetry, stone benchtops, subway tile splashbacks, double glazed windows - Open living, dining and kitchen with 3.65m*-high ceiling, outdoor access- Living zone features gas fireplace; dining zone features statement chandelier custom-made in Bali- Kitchen features Smeg oven, five-burner gas cooktop and rangehood, additional oven with warming drawer, integrated fridge/freezer, dishwasher, double sink, island with storage and seating- Butler's pantry has Smeg dishwasher, sink, ample storage- Master bedroom has walk-in robe and ensuite with built-in bath, walk-in shower, dual vanity, toilet, travertine tiles and underfloor heating - Three additional bedrooms; one with ensuite, another with shared bathroom access- Home cinema with 4K Sony projector, screen and surround-sound- Office or potential gym- Main bathroom features walk-in shower, single vanity and toilet; floor-to-ceiling tiles and heated towel rails in all bathrooms- Laundry with double sink, integrated ironing board, storage, access to external drying court- Double garage with epoxy flooring, access to roof storage; additional lock-up shed - Private, fully fenced property with gated vehicle and pedestrian access; keyless entry to front door- Ducted air-conditioning- Flat lawns; manicured gardens designed by a landscape architect include vegetable and herb gardens plus banana, avocado and dragon fruit trees; bordered by marble paths- Gardens have automatic irrigation and spear pump- 5,000L and 3,000L water tanks

Outgoings & Income:- Council Rates: \$2,583.78 per annum approximately- Water Rates: \$1,270.52 per annum approximately- Rental Appraisal: \$1,600 - \$1,800 per week approximately

Paradise Point is a family-friendly northern Gold Coast suburb favoured for its relaxed lifestyle and proximity to the water and key conveniences. Take a leisurely walk to explore the eateries and stores along The Esplanade or enjoy the beach, playground and off-leash dog exercise area at Paradise Point Parklands. Surrounded by the suburbs of Hope Island and Helensvale, the property benefits from access to amenities, including major shopping centres, golf courses and theme parks. Boating enthusiasts will appreciate proximity to boat ramps and the Broadwater for easy access to the open ocean. The M1 is nearby for travel north to Brisbane or south to the heart of the Gold Coast. Embrace a rare dual-living opportunity in a prime northern Gold Coast locale – contact Josh Finch 0422 035 686. Disclaimer: This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.