

# 4 Canberra Court, Mermaid Waters, Qld 4218



## Sold House

Friday, 15 March 2024

4 Canberra Court, Mermaid Waters, Qld 4218

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 914 m2

Type: House



Dennis McDermott  
0755788826

**\$1,625,000**

Auction Location: On Site Auction this Saturday 6th April @ 11.30am. Proudly offered for sale for the first time in 30 years, this outstanding opportunity deserves your immediate inspection and offers a peaceful Gold Coast family lifestyle, with the convenience and long term security of an excellent location. Roll up your sleeves and get excited as you create your dream home in your own style and reap the future rewards in this location. The home features two separate living areas opening to the expansive undercover alfresco entertaining area overlooking the tropical pool and fenced yard, with ample room for kids and pets to play. The kitchen and casual dining area can easily be reconfigured to suit your family needs, with outdoor areas on both sides of the home. The smart layout includes separate master bedroom (with ensuite and poolside access), with bedrooms 2, 3 and 4 all generous in size and positioned at the other end of the home, allowing that peaceful separation a happy family appreciates, with brand new carpets adding to the attraction. The level 914m<sup>2</sup> allotment offers plenty of parking behind the private remote-gated entry, with full side access to the rear allowing space for several vehicles, boat and trailer if required. Whether you move right in and upgrade as you go, or look to create a brand new dream home, the first step is to secure this parcel so do not delay. The convenient central location provides super easy access to a host of Gold Coast amenities and attractions, only 1 - 2 minutes to Miami SPS and Miami SHS, the new upmarket attractions at Nobby's dining precinct and SLSC patrolled beaches right there! Stroll to Pizzey Park sporting fields, Olympic pools and skate park, with local shops, eateries and licensed venues aplenty. You're literally 2 minutes from Pacific Fair world class shopping centre and Broadbeach casino and dining precinct, you can also be at Bond University, Robina Town Centre and M1 Motorway within 10 minutes. Call Dennis McDermott on 0418 900886 for more information and Pest & Building Inspection reports. For Sale by auction - On site Sat 6th April @ 11.30am. We welcome offers prior to auction. Disclaimer: Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquires. This business is independently owned and operated by Emerald Coral Pty Ltd t/as McDermott Residential ABN 51 811 642 130