

44 Alma Street, Southport, Qld 4215

House For Sale

Wednesday, 3 July 2024

44 Alma Street, Southport, Qld 4215

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 275 m2

Type: House



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Expressions of Interest

Perfectly situated on a corner block, utilizing space effectively, this pristine residence, offers an appealing family lifestyle with abundant leisure amenities just a short walk or drive away. A modern coastal aesthetic infuses this sun-drenched, north-east aspect home, located in this sought-after part of Southport, creating a relaxed, inviting ambience. Features include:

- Two storey, three bedroom, two 1/2 bathrooms stand alone home with open plan functional living spaces flowing to east or north balconies.
- Magic timber floors throughout upstairs creating a warm open living space with balcony accessed by bi-fold glass doors on 3 sides.
- Gas Fire place for relaxing in front of on the odd cold night.
- Beautifully appointed functional kitchen has 40mm granite benches and large island bench/breakfast bar makes a great central family chat-hub to gather around.
- Franke double stainless sink and mixer tap with pull out
- Super silent Electrolux dishwasher, Electrolux 5 burner gas cook top and matching electric oven and concealed extractor fan.
- Large 713L double door inverter fridge stays with the new buyer.
- Beautiful walk-in pantry adjacent to the generous kitchen with tons of natural light.
- Fully tiled bathrooms and laundry with granite tops.
- Master bedroom with walk in robe, air conditioned plus ensuite on the upper level.
- Both ground floor bedrooms with ceiling fans and built in robes.
- Also on the ground entry level is the main bathroom with separate bath and separate toilet.
- Large laundry with external access.
- Air conditioned living area and ceiling fans throughout.
- Double garage with access for higher vehicles.
- Plenty of natural light and cross breezes are one of the great things our sellers will miss.
- Solar panels for near 10kw from 22 panels so virtually no power bills. (Abundant gas hot water helps)
- Easy and low maintenance garden.
- Tons of storage upstairs and down in this property and two garden sheds.

An ideal opportunity for first or family home buyers seeking a new lifestyle or investors looking to capitalize on a prime location. Close to:

- Broadwater Parklands 1.9km
- St Hildas School 1.6km
- Southport primary school 1.9km
- Southport High school 900m
- Light Rail station a 900m walk
- Southport CBD 1.5km
- Queen St Village 1.6km
- GC University Hospital and Griffith University one tram stop or 2.3km

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