

8224 Magnolia Drive, Hope Island, Qld 4212



House For Sale

Tuesday, 25 June 2024

8224 Magnolia Drive, Hope Island, Qld 4212

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 1309 m2

Type: House



Josh Finch

0422035686

Auction

Auction On Site, Friday 19 July at 2:30pm Discover a life of ultimate luxury and convenience with this spacious two-level home inside 'Magnolia Gardens South,' a secure, gated estate within the highly sought-after Hope Island Resort. This tightly-held enclave of just 25 homes is uniquely set between the golf course and acres of nature reserve – never to be built on – and is protected by 24-hour security patrols and back-to-base alarms. Upon arrival to the home, be impressed by a grand entry foyer where a 6.5m-high ceiling soars overhead and rich timber flooring lies underfoot. With ample separation of space between its four bedrooms and multiple living zones, the layout caters well to a family. Perfectly designed for entertaining, the main living and formal dining zone is well-appointed with a built-in bar, and flows through to a vast alfresco terrace, inviting pool and new, resort-style pavilion. Foodies will relish a spacious kitchen, which has recently been updated with quality new appliances. Other noteworthy features across the lower level are a stately media room, guest suite and private office. Ascend the timber staircase to discover an upper-level retreat and three additional large bedrooms, including the master suite which benefits from a private, north-facing balcony - perfect for enjoying a morning coffee or spotting a local family of kangaroos. Ideal for golfing enthusiasts, the backyard offers direct access to the Hope Island Links Golf Course, while the secure double garage includes additional space for a buggy. The Highlights:- Grand two-level home atop private 1,309m²* block - Situated inside the prestigious, gated Magnolia Gardens estate within Hope Island Resort- North-facing with 24.7m* frontage to the Hope Island Links Golf Course- 24-hour live camera security feed and security patrols; back-to-base alarm and rapid response first aid; Oricom intercom - Ultra-private positioned between a golf course and reserve- Swimming pool and adjoining pavilion surrounded by eco-timber decking- Multiple alfresco patios featuring travertine tiles; upper-level, north-facing balconies with water supply- Tasmanian Blackwood flooring and plantation shutters throughout- Open-plan living and formal dining area with a built-in bar; adjoining casual dining space- Large kitchen with induction cooktop, oven and Miele dishwasher; double sink; granite benchtops; walk-in pantry and abundance of storage; built-in study nook- Master suite with dual balcony access, walk-in robe, fully-tiled ensuite with dual vanity, toilet and wet room encompassing shower and spa bath- Three large additional bedrooms with built-in robes; one with balcony access- Media room; upper-level retreat- Executive-level home office plus separate study- Main bathroom with floor-to-ceiling tiles, built-in bath, shower, twin vanity and separate toilet- Laundry with sink, storage and access to external drying court- Secure double garage with dedicated golf buggy parking and ample storage; rubber flooring, split-cycle air-conditioning and wall mirrors suit use as a home gym- Rain Bird irrigation system; landscaped garden, herb gardens and tool shed- Custom garbage service, collected twice weekly - Daikin ducted and zoned air-conditioning throughout; ducted vacuum

Outgoings & Income- Council Rates: \$1,792.68 per annum approximately- Water Rates: \$988.12 per annum approximately- Body Corporate Rates: \$124.35 per week approximately- Rental Appraisal: \$1,700 - \$1,900 per week approximately

This spacious property is in the Magnolia Gardens South, a secure, gated community of Hope Island Resort. A short buggy ride will take you to three championship golf courses, including The Links Hope Island golf course, to which the property enjoys direct gated access. Other nearby amenities include Hope Island Marina, which boasts delicious eateries, stores and other conveniences. A short 5km drive finds you at the internationally renowned Sanctuary Cove Resort – home to the annual International Sanctuary Cove Boat Show - while private schools Coomera Anglican College and A.B Paterson College are within a 15km radius. The M1 is nearby, facilitating easy travel north to Brisbane or south to the central and southern Gold Coast. This stately residence guarantees a life of leisure and luxury within a secure estate – contact Josh Finch 0422 035 686. Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not 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.