

# 1/4-6 Dunlop Court, Mermaid Waters, Qld 4218

## Unit For Sale

Monday, 1 July 2024

1/4-6 Dunlop Court, Mermaid Waters, Qld 4218

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



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## Auction

**Auction Location:** Onsite Wake up to stunning water views every day from this beautifully appointed 2-bedroom, 2-bathroom ground floor end unit, perfectly positioned in the sought-after Mermaid Waters. This unique home boasts a north-facing aspect over the water, offering breathtaking views and an idyllic lifestyle. The open tiled living room flows seamlessly to a spacious waterfront patio, perfect for entertaining or relaxing. Additionally, there is a dining area or second sitting room that leads to the private courtyard, offering flexible living arrangements. The open-plan kitchen features a generous elegant stone countertop, plenty of cupboard and pantry space, all complemented by mesmerizing water views.

**Feature highlights:**

- 2 bedrooms, master with ensuite, 2nd bedroom opens to private courtyard.
- Oversized open plan tiled living spaces that open to outdoor multiple entertaining areas
- Plantation shutters and three split-system air-conditioning units ensure year-round comfort and style.
- Includes a single auto lock-up garage for secure and convenient parking.
- Small secure boutique complex of only 8
- Low Body Corporate

The prime location speaks volumes, offering effortless access to Pacific Fair-Gold Coast's premier shopping, dining, and entertainment destination-via the footbridge at the street's end. Just moments away from the golden beaches of Broadbeach and a quick drive to the nearby Q Super Centre, convenience is at your doorstep. This property is an excellent opportunity for investors or owner-occupiers alike. Don't miss your chance to secure a slice of paradise in one of the Gold Coast's most desirable locations! The owners instructions are clear as this property will be SOLD! Mermaid Waters is just 5 minutes from the beach and is bordered by Broadbeach to the north, Mermaid Beach to the east, Miami to the south and Robina to the west. It is known as a quiet, family residential area comprising the 17ha freshwater Lake Hugh Muntz and a series of lakes and canals winding through the neighbourhood providing recreational activities such as swimming and kayaking. The infrastructure includes shopping at Q Super Centre, Pacific Fair and Robina Town Centre complexes; education at Miami State School, Miami High School, Merrimac High School, All Saints Anglican School, Somerset College, Marymount College and Bond University. Sporting facilities at Pizzey Park include a skate park, swimming complex, Burleigh Bears Leagues Club, Burleigh Soccer Club, Little Athletics and a gymnastics club. All these facilities are within a few minutes drive or use the well appointed bus routes. Mermaid Waters lets you enjoy all the excitement of the Gold Coast with the theme parks on the Gold Coast corridor only 30 minutes drive north and a choice of 13 international golf courses and additional public courses in the vicinity. This property is being sold by auction or without a price and therefore a price guide cannot be provided. This website may have filtered the property into a price bracket for website functionality purposes.