



FOR SALE

BRAND NEW, SINGLE STOREY GOLF FRONT RESIDENCE

Sanctuary Cove is a gated community you will need to arrange access prior to gaining access to the estate. Please contact David Druce on 0414 404 050

This sophisticated three-bedroom plus multi-purpose room residence is situated on 812sqm of land and features 270sqm of open plan living perfected by sweeping views of the 10th hole of The Palms championship course.

North facing to capture the very best of Queensland's spectacular climate, this single-storey residence features raked ceilings and an expansive use of glass maximising the unparalleled views of the golf course and immaculate gardens from every room.

- Open plan living, dining and formal lounge
- Multi-purpose/media room
- Double garage
- Dedicated golf buggy space
- Fully ducted air-conditioning
- Large backyard with sweeping golf course views
- Covered rear patio
- Streamlined, gourmet kitchen with prestige stainless steel appliances
- Close proximity to Sanctuary Cove's two championship golf courses
- Secure, gated community complete with 24-hour land and water security service
- 15 minutes to Coomera Train Station
- Only 20 minutes to the Gold Coast's beaches, retail and dining precincts
- 30 minutes to Gold Coast Airport
- 40 minutes to the Brisbane CBD and International Airport

Meliah presents a premier residential enclave within Sanctuary Cove where striking façades and exquisite landscaping set the tone for the design excellence to be found within. It is here you will be enviably close to Sanctuary Cove's exclusive Country Club and Marine Village, including super market, medical centre, bank, newsagent, Australia Post agency, pharmacy and beauty salons.

3 BED | 3 BATH | 0 CAR

PRICE:
\$1,149,000

OPEN FOR INSPECTION:
N/A



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MELIAH

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Type 3 Lot 1, 3, 5, 7, (9 mirrored)

Floor Area 270m²

0 5m

1/ Living 2/ Dining 3/ Kitchen 4/ Family 5/ Entry

6/ Garage 7/ Bedroom 8/ Bath 9/ Ensuite

10/ Powder Room 11/ Laundry 12/ Bathroom

13/ Linen 14/ Multi Purpose Room 15/ Patio

16/ Porch 17/ Golf Buggy

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.