



**SOLD**

## IDEAL RENOVATOR, IDEAL STREET, IMMACULATE PRESENTATION!!

UNDER CONTRACT with multiple offers. Please email your interest. MORE URGENTLY NEEDED. LOCATION, LOCATION! Unique opportunity to secure this entry level Mermaid Waters property situated in idyllic Firmin Court! Just move in or renovate! This home has been meticulously maintained and cared for by the one owners for 30 years! Comfortable, peaceful location and lots of extras! Trendy Mermaid Beach & Nobby Beach cafes, beaches and lifestyle all within minutes! Make an offer, will not last!

### The property:

- \* 3 good size bedrooms with ensuite main with a nice outlook on the pool.
- \* 2 bathrooms
- \* Open plan formal lounge and dining opens out to the pool and outdoor entertainment area.
- \* Centrally located kitchen connecting both living areas with outlook of the pool.
- \* Second living/dining area.
- \* Fully ducted air conditioned property.
- \* Spacious and separate laundry room.
- \* Large North facing pool & BBQ area.
- \* Spacious under cover outdoor entertaining area.
- \* 631m<sup>2</sup> block with garden shed and lots of yard space.
- \* Efficient Solar system installed.
- \* Solar hot water system.
- \* Large double lock up garage.

### The Location:

Firmin Court is centrally located with easy access to Broadbeach, Nobby Beach, Miami, Burleigh and Robina just off Rio Vista Boulevard with a park at the entrance, a quiet cul de sac at the end and waterfront homes across the road.

- . Easy access to Bond University.
- . Easy beach access to all our main swimming and surfing spots on the Gold Coast.
- . Centrally located to both major shopping precincts of Robina and Pacific Fair.
- . Minutes to popular Q Super Centre shopping and medical facilities.
- . Easy access to Freeway.
- . Minutes to trendy cafes of Nobby Beach, Mermaid Beach and Burleigh!

**3 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$805,000

**OPEN FOR INSPECTION:**  
N/A



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# 14 Firmin Court, Mermaid Waters

3 2 2 631 m<sup>2</sup>

internal: 182 m<sup>2</sup> | external: 26 m<sup>2</sup> | total: 208 m<sup>2</sup>

@realty

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realimage media  
PROPERTY PHOTOGRAPHY + DIGITAL MEDIA

Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



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.

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