



**SOLD**

## EXCEPTIONAL FAMILY HOME OR INVESTMENT OPPORTUNITY

This home will sell fast!

Enjoy quiet living on a private cul-de-sac street with easy access to the Pacific Highway and walking distance to schools, retail and amenities. Ideal for a young family or an astute investor, this solid brick 4 bedroom family home features two air-conditioned living rooms, a fully fenced backyard and double garage.

- Dining room and kitchen flows to the outdoor entertaining area
- Separate living room
- 4 bedrooms
- Master bedroom with en-suite and outdoor access
- Main bathroom with tub and separate shower
- Fully fenced backyard
- 2 car remote garage
- 503m2 low maintenance block

Within 10 minutes' walk to:

- Coles Shopping Centre
- St Stephens College
- Upper Coomera State College
- Early childcare centre
- Medical centre
- Aged care home
- Brygon Reserve Shopping Village including the family-friendly Wattle Hotel

Easy drive to:

- 4 minutes to Pacific Highway
- 10 minutes to Hope Island Marina and Golf Courses
- 15 minutes to hospital
- 40 minutes to Gold Coast airport
- 1 hr to Brisbane CBD

Attention Investors: The suburb of Upper Coomera is in high demand and is rapidly increasing in

**4 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$655,000

**OPEN FOR INSPECTION:**  
N/A



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24 Grammar Street, Upper Coomera

Internal: 127m<sup>2</sup> | External: 22m<sup>2</sup> | Garage: 31m<sup>2</sup> | Total: 180m<sup>2</sup>

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Plans shown are only indicative of layout. Dimensions are approximate.

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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