



SOLD

CONVENIENT FAMILY ACREAGE

Ladies and gentlemen, this is the first time this property has been offered to the market for sale since it was built 34 years ago!

This wonderful home on 4712m² has all the space a growing family could need and want, being in a very convenient location. Situated in the prestigious River Downs area of Helensvale, it is in the catchment area of the Helensvale State High Independent Public School.

The entry to this flat, acreage property, is set back from the road. Access is via the tree lined bitumen sealed driveway leading to the double garage, with a through roller door to the back garden.

The home boasts five bedrooms, two bathrooms and a study. This property is well laid out and offers versatile and flexible accommodation for diverse and multi-generational family situations. The main living room has a working open fire place, for the occasional chilly night and commands a lush green view of the front gardens and driveway through a large bay window.

The open plan kitchen dining room along with the parent retreat, family room, bedrooms 4 and 5 all overlook the immaculate rear garden.

The pool area offers a newly surfaced, sparkling pool with a gas heated, six-person spa for relaxation. All the pool equipment is housed in a dedicated shed which is easily reached. All this can be viewed from the expansive covered rear deck.

Sport enthusiast in the family...?

For those who enjoy a physical lifestyle, play any time of the day or night on the full-size tennis and basketball hard standing court with its own dunk ring and LED flood lighting.

The 9x9 metre shed at the end of the garden offers storage, or a place for that classic project. The shed has four roller doors and a pedestrian door so you can utilise the space for whatever your family requires; the options are abundant.

Property Specifications:

- Security screens

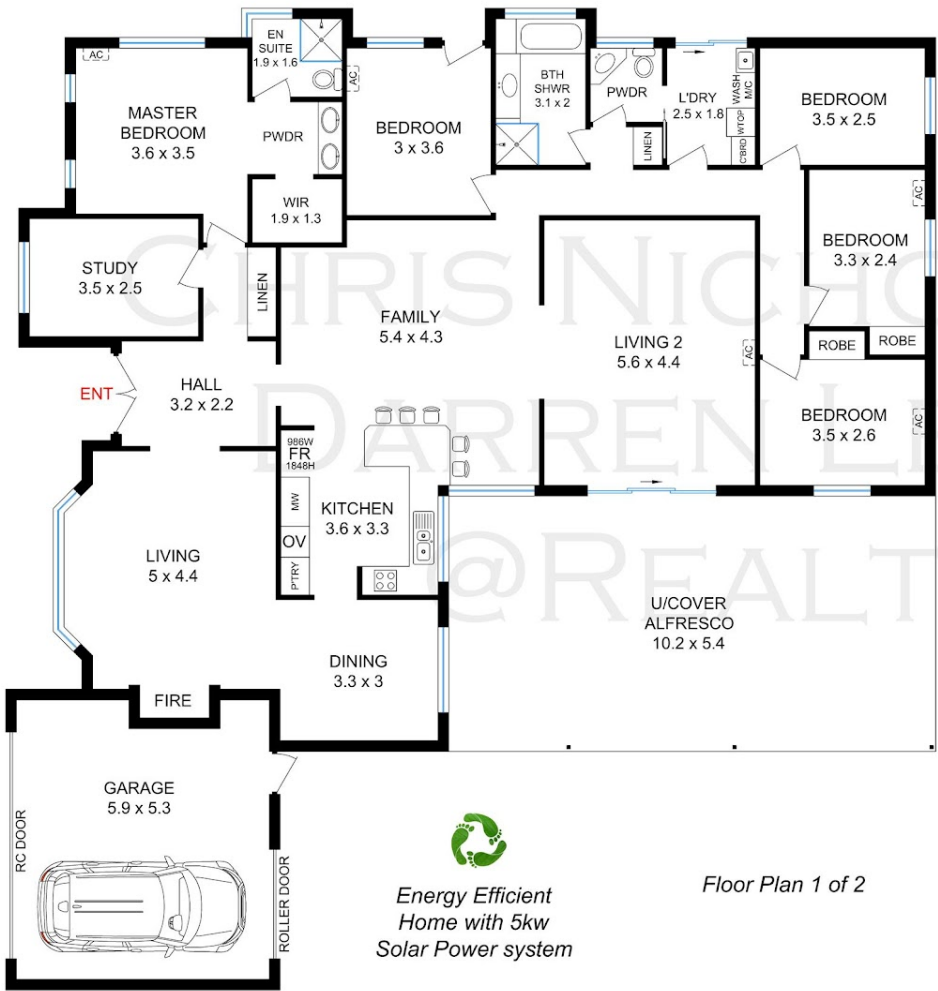
5 BED | 2 BATH | 2 CAR

PRICE:
\$1,655,000

OPEN FOR INSPECTION:
N/A



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Floor Plan 1 of 2



Gold Coast Floor Plans

0435 252505 Scale in Meters. Dimensions are approximate. Whilst every care has been made we cannot guarantee its 100% accuracy and interested persons should rely on their own enquiries



Land size 4712m²

Internal Area 234.2m² or 25.2sqs

Alfresco Area 54.7m²

Pool Area 110m²

Garage 9m x 9m / 81m²

Tennis/Basketball Court 30m x 16.4m / 490m²

Total Floor Area 969.9m² or 104.4sqs

10 WARREGO WAY,
HELENSVALE 4212

Marketed by [Chris Nicholson & Darren Leigh](#)



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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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