



FOR SALE

SPACIOUS SINGLE LEVEL GOLF FRONT HOME ON THE PALMS GOLF COURSE

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

Located in the prestigious Vardon Lane, Sanctuary Cove, this elegant single-level golf front home blends modern design with natural beauty. Its spacious interiors, abundant light, and open layout create a welcoming living space. The outdoor area includes a lush garden and tranquil dining space, ideal for enjoying the climate and golf course views.

Boasting 4 bedrooms and 3 bathrooms, this residence offers a perfect blend of luxury and comfort. The tranquil surroundings of the golf course create a serene atmosphere, ideal for relaxation. The carefully designed layout allows for seamless indoor-outdoor living, with stunning views of the pristine greens. This property presents an exclusive opportunity to indulge in a sophisticated lifestyle within one of the most sought-after locations in Sanctuary Cove.

- * Direct golf frontage overlooking The Palms championship golf course
- * Four generous bedrooms
- * Spacious Florida room with electric screens and outdoor kitchen with BBQ
- * Master bedroom with ensuite and large walk-in robe
- * Fully ducted air-conditioning
- * Solar panels with inverter
- * Streamlined, gourmet kitchen
- * Double garage with golf buggy space
- * Premier location within the secure, gated grounds of Sanctuary Cove
- * High ceilings and expansive use of glass maximising light and views
- * 24 hour security land and sea
- * Access to the Intercontinental Hotel facilities

The home enjoys an enviable position just a short buggy ride away from the Marine Village with harbour side restaurants and cafés, art galleries, fascinating shopping and village movie theatre. Intercontinental Hotel, The exclusive Country Club is in close proximity and two premier golf courses are on your doorstep.

4 BED | 3 BATH | 2 CAR

PRICE:

Under Contract

OPEN FOR INSPECTION:

N/A



David Druce

0414404050

druce@atrealty.com.au

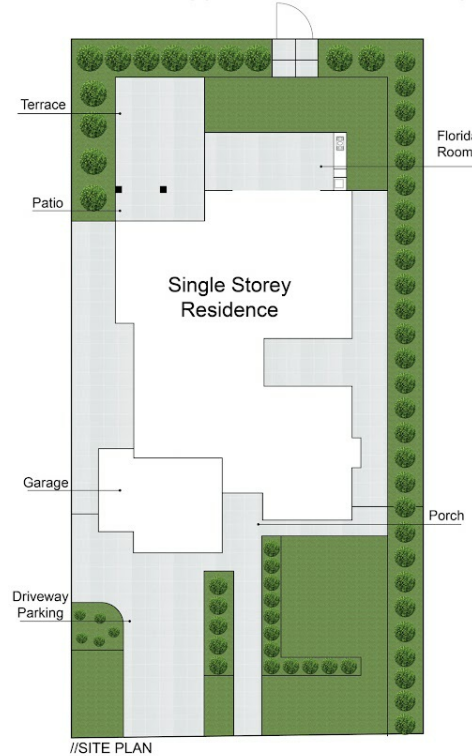
www.atrealty.com.au

2305 Vardon Lane, Sanctuary Cove

4 Bedrooms | 3 Bathrooms | 2 Car Accommodation + Golf Cart

Internal: 316m², Outdoor areas: 92m²

Total Size: 408m² approx. Land Size: 816m² approx.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The services systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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DRUCE
druce.com.au

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.