

## FOR SALE

### CENTRALLY LOCATED UPPER COOMERA FAMILY HOME - IMMACULATE PRESENTATION - SINGLE LEVEL

Discover the perfect blend of comfort and convenience in this immaculate four bedroom north facing home located in the heart of Upper Coomera. Ideal for families, investors and first time buyers alike, this home offers everything you need for modern living.

Upon entering you'll find a spacious lounge area and master bedroom suite. The modern kitchen and second living area are the heart of the home, seamlessly connecting to the outdoor patio for effortless family gatherings.

The generous master bedroom features a private ensuite and WIR while three additional bedrooms are perfect for family members or guests. A well appointed family bathroom and separate toilet ensures comfort for everyone.

Step outside to your covered outdoor patio where you can enjoy fresh air and the Queensland sunshine whilst relaxing or hosting weekend barbeques with friends and family. The double garage provides secure parking, valuable storage space and internal access.

Double colourbond gates to the side of the property allow access to securely store a caravan, boat or trailer out of sight.

The 626m2 allotment provides plenty of room for the kids to play safely as well as installing a swimming pool.

#### Main Features:

- North facing single level home and predominantly level block
- Nestled in a quiet family friendly street with little passing traffic
- Double garage allowing storage and internal access
- Additional side gated entrance for securely storing your caravan, boat or trailer
- Generous sized 626m2 block with ample room for a pool
- RC Airconditioning

4 BED | 2 BATH | 2 CAR

#### PRICE:

Offers over \$879,000

#### OPEN FOR INSPECTION:

N/A

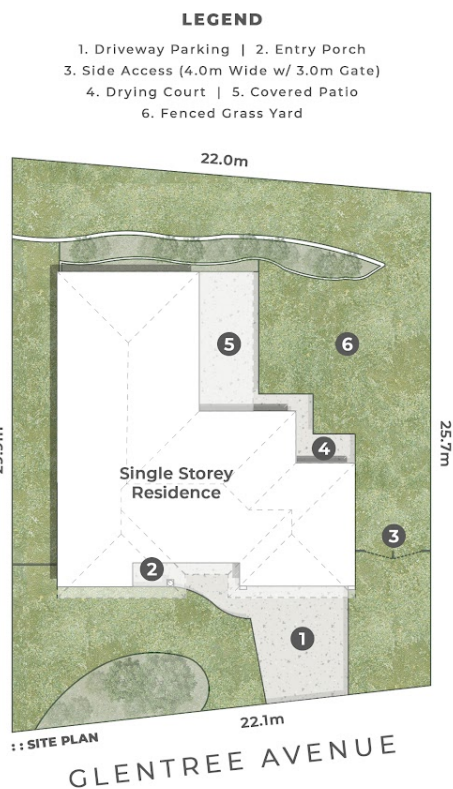


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**UPPER COOMERA**

Internal 182m<sup>2</sup> | Patio & Porch 26m<sup>2</sup> | Total 208m<sup>2</sup>

626m<sup>2</sup>

4 Bed

2 Bath

2 Car + Off-Street

**DISCLAIMER:** This is not a legal document therefore all measurements and information provided is subject to survey. No permission is given to use or alter this Floor Plan without the consent of Pure Design Concepts. The overall presentation style, layout, imagery, fonts, background, colours and terminology has been originally created by PDC and is subject to strict copyright. No ownership is taken of building design. Find out more at [puredesignconcepts.com.au](http://puredesignconcepts.com.au)

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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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