



**SOLD**

## A CHALET-STYLE RETREAT IN GAVEN

PHOTOS AVAILABLE ON THURSDAY MAY 1ST

Positioned on a manageable 1,652 m<sup>2</sup> block, this charming chalet-style family home sits proudly in the sought-after Gaven area, overlooking the vibrant suburb of Pacific Pines.

Designed with a modern open-plan layout, the home features spacious family and dining areas that seamlessly flow to a recently added heated pool on one side, and to the rear, a generous veranda offering stunning views toward Tamborine Mountain — the perfect spot for relaxing or entertaining.

Set over two levels, the upper floor hosts the main bedroom complete with an ensuite and walk-in robe, alongside a second impressively large bedroom. Both bedrooms are enhanced with delightful chalet-style window alcoves, ideal for soaking up the sun or enjoying a quiet reading nook.

The lower level boasts beautiful timber flooring throughout the main living areas, with warm timber accents extending into the kitchen, reinforcing the chalet's cozy aesthetic. The open-plan living area features a gas fireplace, while the dining room is complemented by a traditional fireplace with a classic mantelpiece. You'll also find a delightful sunroom or reading nook tucked away for extra charm.

Completing the downstairs are two well-sized bedrooms, with the fourth bedroom opening onto its own private patio. The main bathroom, a separate laundry with external access, and a double garage provide functionality, while a versatile multipurpose room — perfect as a fifth bedroom, home office, media room, or workshop — is conveniently located between the laundry and garage.

The outdoors is equally inviting, with beautifully maintained gardens, fruit trees, a cozy fire pit area for entertaining, and a hardstand next to the garage to accommodate a boat or caravan. There's additional off-street parking with a generous driveway.

Key Features:

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

**PRICE:**  
\$1,250,000

**OPEN FOR INSPECTION:**  
N/A



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FLOOR PLAN



SITE PLAN

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.

All buyers must do their own investigations into the accuracy of these plans.