



# SOLD

## UNDER CONTRACT

Low-Maintenance Duplex Living in Sought-After Park Lake  
 Positioned in the highly desirable Park Lake Estate in Maudsland, this immaculately presented three-bedroom duplex with no body corporate offers spacious living, mountain views and a low-maintenance lifestyle in a quiet, family-friendly location.

### Property Features

- 3 double bedrooms with wardrobes and ceiling fans
- Master bedroom with a walk-in wardrobe and an ensuite
- Spacious tiled living area with split-system air conditioning
- Well-appointed kitchen with dishwasher
- Large covered deck with mountain views and privacy screens
- Landscaped low-maintenance gardens
- Double automatic tandem garage (or single garage + home office layout)
- Separate laundry
- Security screens and flyscreens throughout
- Insulated roof space
- Electric hot water system
- Presented in exceptional condition

### Prime Park Lake Location

Park Lake Estate is a well-established and highly regarded residential community surrounded by parks, walking paths and family facilities.

### Conveniently located close to:

- Park Lake State School – approx. 5 minutes
- Pacific Pines State High School
- Westfield Coomera shopping centre
- Coles Upper Coomera
- Helensvale train station and light rail
- M1 motorway for easy access to Brisbane and the Gold Coast

This is an outstanding opportunity to secure a quality duplex in one of Maudsland's most sought-after neighbourhoods.

3 BED | 2 BATH | 2 CAR

### PRICE:

\$1,035,000

### OPEN FOR INSPECTION:

N/A



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**1/3 Whitely Circuit,  
Maudsland**

- Bedrooms **3**
- Bathrooms **2**
- Car Spaces **2**

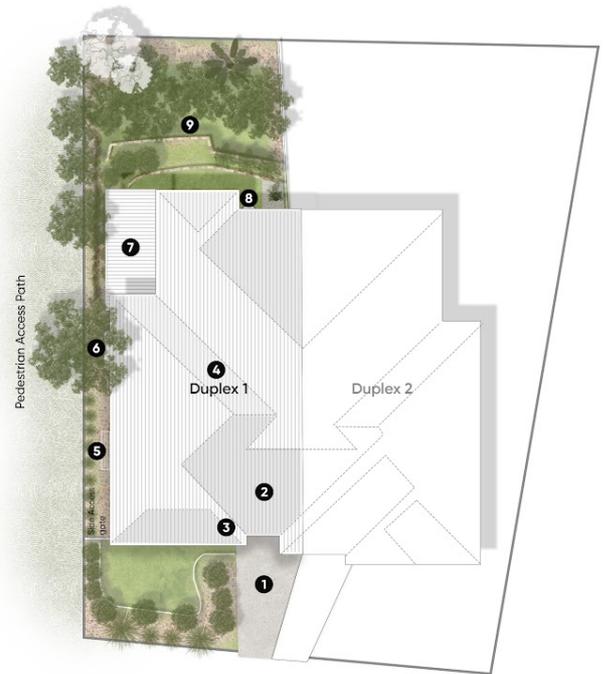
Internal Area **178m<sup>2</sup>**  
External Area **38m<sup>2</sup>**  
Total Area **216m<sup>2</sup>**

\*Measurements are approximate and taken at the widest point.

Design & layout © Envisual Design

**ENVISUAL DESIGN**

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