

2 Gumview Pl, Molendinar, QLD, 4214



House For Sale

Thursday, 24 October 2024

2 Gumview Pl, Molendinar, QLD, 4214

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Dale Kayrooz

Look At This One!

Welcome to the chance to make this genuine 4-bedroom family home in your dress circle location your own. Ideally situated in the heart of Crestwood Estate, Molendinar, this property is perfect for families seeking their dream home or investors looking for a promising opportunity.

Rental Appraisal: \$1,100 - \$1,200 per week.

Approx. rates. \$2,600 annually.

The House.

- *Grand, expansive entrance with high ceilings and provincial-style windows.
- *Ducted air-conditioning throughout.
- *The kitchen features a full wrap-around island bench top with a breakfast bar, embossed cabinetry and modern appliances.
- *Separate living and dining areas.
- *The living area features plush carpet and decorative archways with sliding doors out to the covered patio.
- *Oversized main bedroom with huge walk-in robe and fresh plush carpet.
- *The ensuite features a full-sized mirror and vanity.
- *Bedrooms two and three, both featuring plush carpet and built-in wardrobes.
- *Bedroom four features a double-door entrance, plush carpet and abundant natural light.
- *The main bathroom features a bathtub and a separate toilet.
- *Separate laundry with outside access.
- *Double lock up garage with internal and external access.

The Property.

- *Fully fenced, corner block.
- *Beautifully manicured gardens.
- *Security screens throughout.
- *Side gate access.
- *Undercover, paved patio.

This superbly located property offers the ideal blend of coastal lifestyle and convenience, just 12 minutes from the beaches and nightlife of Surfers Paradise. Top schools like Ashmore State School (1.77km), Southport State High (2.94km), and Griffith University (2.5km) are nearby, while everyday essentials are covered with Bunnings (0.9km), Crestwood Plaza (0.95km), and Ashmore Shopping Centre (1.9km) all within easy reach.

The Gold Coast University Hospital can be accessed through a short 5-minute drive or via the walking track which starts just 20 metres away. You're just 15 minutes from Surfers Paradise or 20 minutes from Broadbeach's cafes, shopping at Pacific Fair, and casino entertainment. Plus, with easy access to the M1, this location offers unmatched connectivity across the coast.

A property of this calibre will not last long! Call Dale on 0406 527 997 or Isabella on 0488 222 945 for more information.

Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.