

**47 Beverley Crescent, Broadbeach Waters, Qld 4218**



## House For Sale

Wednesday, 8 January 2025

47 Beverley Crescent, Broadbeach Waters, Qld 4218

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 812 m2**

**Type: House**



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## Auction

**Auction Location:** On-site Nestled in the prestigious Golden Triangle enclave of Broadbeach Waters, this property is offered to the market for the first time ever, representing a rare opportunity to secure the last remaining original north-to-water home on Beverley Crescent. Set on an expansive 812m<sup>2</sup> block with nearly 18m of wide waterfrontage, this 4-bedroom, 2-bathroom property offers glittering skyline views and boundless potential. Surrounded by multi-million-dollar residences, it boasts a prized north-facing aspect, in-ground pool, and private boat ramp, with seamless access to the water and only a short cruise to Main River. This exceptional property is brimming with possibilities, ready to be transformed into a bespoke masterpiece that complements its prestigious address. Positioned just moments from the beach, Pacific Fair, The Star Casino, and the vibrant Broadbeach cafe and dining precinct, this location delivers the ultimate lifestyle. Secure your entry into this exclusive position and unlock the potential of this remarkable property.

**Features:-** First time ever offered to market- Sprawling 812m<sup>2</sup> north-to-water block- Prestigious 'Golden Triangle' locale- Surrounded by multi-million dollar homes- Last remaining original north-to-water home on Beverley Cres- Close to 18m of wide waterfrontage- Only a short cruise to Main River- Waterfront in-ground pool- Poolside patio- Concrete boat ramp- Covered waterfront entertaining with built-in bar- Large front and back grassed yards- Single level residence- Light filled living, dining and kitchen- 4 bedrooms- 2 bathrooms, plus separate laundry- Master bedroom with walk-in robe and ensuite- Double garage plus driveway parking- Idyllic location only minutes to the beach, Pacific Fair, The Star Casino, and the heart of Broadbeach

**Suburb profile:** The heart and soul of the Gold Coast. Home to world famous beaches, leafy parks, a multitude of dining, cafés and nightlife options, shopping mecca - Pacific Fair and The Star Casino. Broadbeach is within walking distance to everything – you won't need your car; Broadbeach Waters is perfect for those who like to live close to the 'action' but also far enough to enjoy a more quiet, tranquil location. The waterfront properties offer direct ocean access, ideal for water enthusiasts. Multiple Primary and Secondary schools and lots of great local gems provide a friendly community feel.