

# 6 Abraheim Court, Mudgeeraba, QLD, 4213

## House For Sale

Sunday, 3 November 2024



6 Abraheim Court, Mudgeeraba, QLD, 4213

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jarrod Thomas  
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## A Family Gem Hidden in Plain Sight!!

Discover the perfect blend of comfort and convenience in this welcoming single-level home, nestled in a family-friendly cul-de-sac with easy access to all the essentials for daily life.

The extensive backyard spanning 22m is a mere slice of the massive parklands only 170m down the road, perfect for the kids and pets to run a muck.

Enjoy effortless entertaining with seamless indoor and outdoor spaces, designed for memorable gatherings with family and friends.

Conveniently located within a 5-10 minute drive, you'll find a plethora of shops, cafes, schools, and sporting facilities, making day-to-day life a breeze.

This charming home offers everything a growing family needs and is sure to sell fast!

### Key Features:

- \* Generous master bedroom with built-ins and renovated ensuite.
- \* Additional 3 spacious bedrooms, all with ceiling fans and built-ins.
- \* Immaculate kitchen with electric cook-top, that services the open plan family & dining area.
- \* Homely living area, large enough for the whole family to enjoy the cinematic aura.
- \* Updated main bathroom with new vanity, complete with shower and bath.
- \* Over-sized double lock-up garage with heaps of extra storage.
- \* A generous backyard with a covered entertaining area, outdoor kitchen and flat lawn!
- \* Separate laundry and powder room
- \* Reverse cycle air-conditioning (heating & cooling)
- \* 10.5Kw Solar System

### Where to From Here:

- \* 1.8km to Mudgeeraba Market Shopping Centre
- \* 2.0km to Mudgeeraba State School
- \* 3.1km to Somerset College
- \* 3.5km to The Glades Golf Club
- \* 4.1km to Robina Hospital
- \* 4.6km to Robina Train Station
- \* 4.9km to Robina Town Centre
- \* 5.2km to Robina State High School
- \* 13.0km to Nobby's Beach
- \* 23.9km to Gold Coast Domestic/International Airport

### Finer Details:

- \* Year Built - 2005
- \* Block size = 582m<sup>2</sup>
- \* Council Rates = TBD
- \* Rental Potential = \$900 - \$950 per week

Don't miss your chance, contact Jarrod on 0401 124 445 to register your interest today.

### DISCLAIMER

This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.

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