

**3/7 Cupania Place, Elanora, Qld 4221**

Coastal

**Townhouse For Sale**

Wednesday, 8 January 2025

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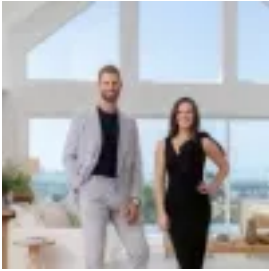
**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 176 m2**

**Type: Townhouse**



Dan & Essie Moloney  
0755266999

## Auction

Be rewarded with a winning trifecta of location, lifestyle and low-maintenance living with this well presented townhouse. Part of a boutique complex that is a short stroll from the tranquil waters of Tallebudgera Creek, this two-level haven greets you with spacious, separate living and dining zones enhanced by hybrid flooring and a modern kitchen with smart stone benchtops. When you're not relaxing or sharing meals indoors, retreat to a protected and private outdoor patio, perfect for alfresco relaxation or entertaining. Upstairs, three bedrooms boast built-in robes, while the master suite spoils you with a renovated ensuite, gleaming with a quantum quartz vanity. A second bathroom also graces this level, with a handy powder room, laundry and secure parking downstairs. Perched in a peaceful cul-de-sac, it's superbly positioned for you to stroll to a host of enticing leisure amenities. Cast a line from the Nineteenth Ave Reserve or take advantage of the magnificent Schuster Park, complete with off-leash fields, sandy beach with picnic area, playgrounds and more. Avoid school traffic chaos too and walk to Elanora High, and it's only 2.5km from popular Tallebudgera State School. Local shops, supermarket, and an array of eateries are also close and with the beach beckoning in a mere 4km, it truly embodies a desirable lifestyle that first home buyers, investors and downsizers will benefit from. Don't delay, inspect today!

**Property Specifications:**

- Superbly located complex within walking distance of Tallebudgera Creek
- Well-presented across two levels
- Centrally placed, stylish kitchen enhanced by smart stone benchtops
- Separate spacious living and dining zones enhanced by hybrid flooring
- Three bedrooms with built-in robes
- Two bathrooms, includes a renovated master suite ensuite with quantum quartz vanity
- Protected and private outdoor patio for alfresco relaxation or entertaining
- Secure front courtyard
- Single garage plus an additional car space on the driveway
- Air-conditioning and ceiling fans
- Located in a quiet cul-de-sac
- Walk to Elanora High School, Tallebudgera Creek, Schuster Park plus local cafes and childcare
- 2km from 19th Ave shops, supermarket, eateries and services
- Zoned for popular Tallebudgera State School, approx. 2.5km away
- Just 4km from Palm Beach and its coastal eateries
- Perfect for first home buyers, astute investors and downsizers

**Disclaimer:** We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. This property is being sold by auction or 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.