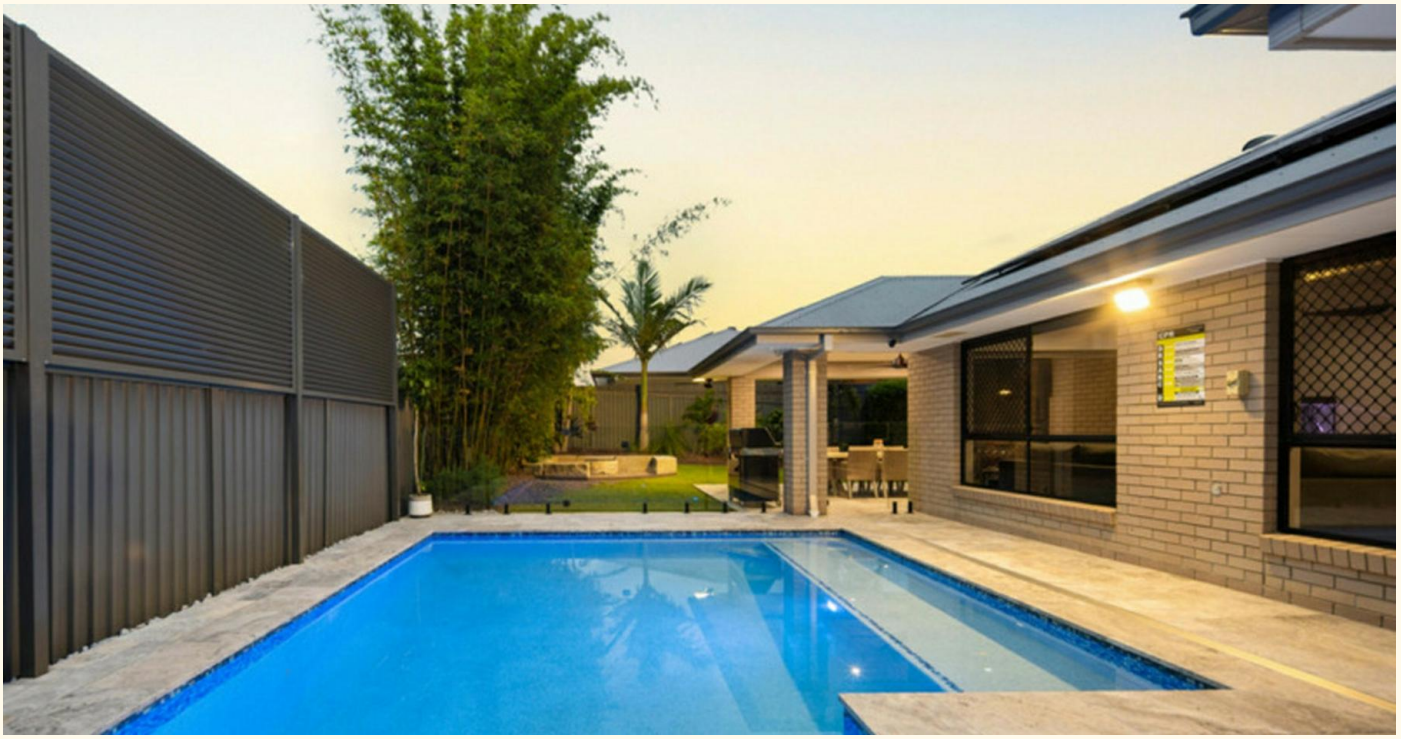








25 Alexa Rise, Upper Coomera

Modern Family Home with Pool & Alfresco Entertaining

Delivering contemporary comfort and functional family living, this impressive Metricon residence offers a thoughtfully designed single-level layout on a low-maintenance 601sqm block. With refined interiors, seamless indoor-outdoor flow and a stunning poolside entertaining area, this home is ideal for tenants seeking space, comfort and a relaxed lifestyle.

At the centre of the home, the stylish kitchen is well equipped with marble-look stone benchtops, dark-toned cabinetry with black hardware, feature pendant lighting, a brushed copper sink and tap, electric cooktop, oven, dishwasher and a generous butler's pantry. Timber-look flooring flows through the open-plan living and dining area, complemented by abundant natural light, ducted reverse-cycle air-conditioning and sliding doors that open to the covered alfresco area.

A separate rumpus room provides flexibility for a second living space, home theatre or kids' retreat. The master bedroom features timber flooring, plantation shutters, a walk-in wardrobe and a private ensuite. Three additional bedrooms include built-in wardrobes, ceiling fans, roller blinds and ducted air-conditioning, serviced by a modern main

4 2 2

FOR RENT
$1350 per week

VIEW
Fri 30th Oct @ 3:45PM - 4:00PM

AGENTS
Theo Lemon
0429 656 154
rentals@ljhteam.com.au

AGENCY
LJ Hooker Pacific Pines | Helensvale
(07) 5573 2099

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

bathroom with bathtub, stone-top vanity and enclosed shower with black tapware.

Outside, enjoy a spacious alfresco entertaining area with travertine-style paving and ceiling fan, overlooking the large mineral in-ground swimming pool. The fully fenced yard with Colourbond fencing offers privacy and low-maintenance gardens-ideal for relaxed outdoor living.

Property features include:

- Modern kitchen with stone benchtops, quality appliances and butler's pantry
- Open-plan living and dining with timber-look flooring and outdoor access
- Separate rumpus / second living area/ work from home space
- Master bedroom with walk-in robe and ensuite
- Three additional bedrooms with built-in wardrobes and ceiling fans
- Contemporary main bathroom with bathtub
- Separate toilet
- Laundry with linen storage and direct external access
- Covered alfresco area with ceiling fan
- Approx. 7m x 5m spacious mineral in-ground concrete swimming pool
- Fully fenced, low-maintenance yard
- Double lock-up garage plus additional driveway parking
- Ducted, zoned reverse-cycle air-conditioning throughout (including garage)
- Security screens
- Natural gas hot water
- 6kW solar system
- Garden shed
- Monthly pool maintenance included, tenants pay for chemicals

Conveniently located in Stones Creek Estate close to schools, shopping centres, parks, Saturday park run and with easy access to the M1, this quality home offers space, comfort and lifestyle in a highly sought-after setting. 12-month lease available at $1350 per week.

- *ARRANGE AN INSPECTION TIME ONLINE**

By registering, you will be INSTANTLY informed of any updates, changes or cancellations for your appointment. Please be aware that even though you may be booked in for an inspection, it does sometimes occur that the property may be leased prior to the time and date you have been given. If that occurs you will receive a text informing you of the cancellation.

Registering online will provide you with a 10 minute private viewing. Once registered, you will receive and email from our agency as to the guidelines of entry. Please ensure you read them and adhere to them strictly. Please view the photos and any visual aids you can access thoroughly to ensure that this is a home you are very interested in before registering. Viewings are limited.

- Disclaimer: In preparing this information LJ Hooker has used its 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 tenants and buyers should make their own enquiries to verify the information contained herein. Photos used in advertising may differ from the current state of the property. We endeavour to use the most up to date photography, however this may not be feasible to protect our current tenants' privacy. Photos may include the use of virtual furniture.

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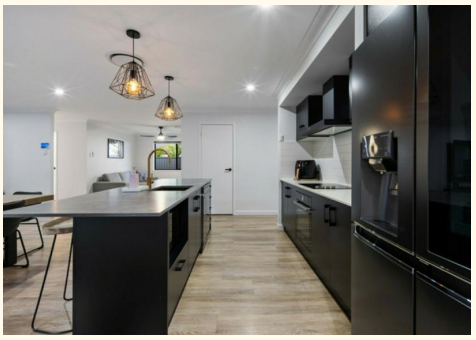
MORE DETAILS

Property ID	36AZGMK
Property Type	House

Theo Lemon 0429 656 154
Leasing Assistant | rentals@ljhteam.com.au

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