



1/59 Treeview Drive, Burleigh Waters

THE COMPLETE PACKAGE - RENOVATED DUPLEX WITH POOL AND ROOM FOR A CARAVAN

Beautifully renovated from top to bottom and perfectly positioned in one of Burleigh Waters most convenient pockets, this exceptional duplex offers a lifestyle that is both relaxed and effortless. Combining contemporary style with outstanding functionality, every detail has been carefully considered to create a home you'll simply love coming home to.

From the moment you arrive, you'll appreciate the quality finishes, generous outdoor spaces and the rare bonus of secure parking for a caravan, boat or multiple vehicles. Step outside and you'll discover your own private oasis, complete with a stunning fully tiled swimming pool, expansive timber entertaining deck and beautifully landscaped surrounds - the perfect setting for summer afternoons with family and friends.

Whether you're looking to downsize without compromise, purchase your first home or secure a quality investment in one of the Gold

2 1 1

FOR SALE

\$1,090,000 +

VIEW

Sat 3rd Oct @ 10:15AM - 11:00AM

AGENTS

Bronwyn Knipe
0433 268 600
bronwyn@ljhookersgc.com.au

Ken McLachlan
0472 736 522
ken@ljhookersgc.com.au

AGENCY

LJ Hooker Southern Gold Coast
(07) 5534 4033

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

Coast's most desirable suburbs, this home is guaranteed to impress.

Features you will love:

- two generous bedrooms with built-in wardrobes
- beautifully renovated bathroom with separate toilet
- modern kitchen featuring quality appliances, dishwasher, fluted rangehood and excellent storage
- spacious light-filled living room
- separate dining area
- air conditioning to the dining area and master bedroom
- ceiling fans throughout
- plantation shutters
- renovated separate laundry
- covered timber entertainment deck and a private fenced back yard
- fully tiled in ground swimming pool with frameless glass fencing & pool certificate
- additional covered front patio area
- auto single detached garage
- oversized 6m x 6.2m double carport area with shade sail - ideal for a caravan, boat or additional vehicles
- extra car space on driveway
- garden shed
- fully fenced property with Colorbond fencing
- separate water meter
- pet friendly

Rates: \$2,468.88 per year

Water: approx \$1,549.04 per year

Shared Building Insurance: \$1,290.00 per duplex per year

NO BODY CORPORATE FEES JUST SHARED BUILDING INSURANCE

Perfectly positioned just five minutes from North Burleigh Beach, this central location offers exceptional convenience with everything at your fingertips. Enjoy easy access to Varsity Lakes Train Station, public transport and the M1, while Treetops Shopping Centre is only moments away offering Coles, cafes, restaurants, medical facilities, pharmacy, bakery and everyday essentials. Situated in school catchment for desired schools including Marymount College, Caningeraba State School and Miami State High School. The ever popular Home Plate Kitchen cafe and Tamero Pizza & Cocktails are a short stroll away.

For further information or to arrange a private inspection please call Bronwyn on 0433 268 600 or Ken on 0472 736 522.

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

MORE DETAILS

Property ID	1X2QF47
Property Type	DuplexSemi-detached
House Size	94 m2
Including	Air Conditioning
	Pool
	Courtyard
	Deck
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Fully Fenced
	Remote Garage

Bronwyn Knipe 0433 268 600

Sales and Marketing Specialist | bronwyn@ljhookersgc.com.au

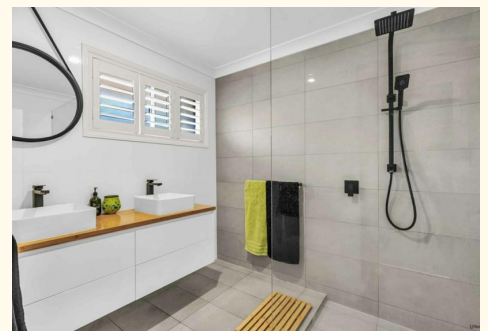
Ken McLachlan 0472 736 522

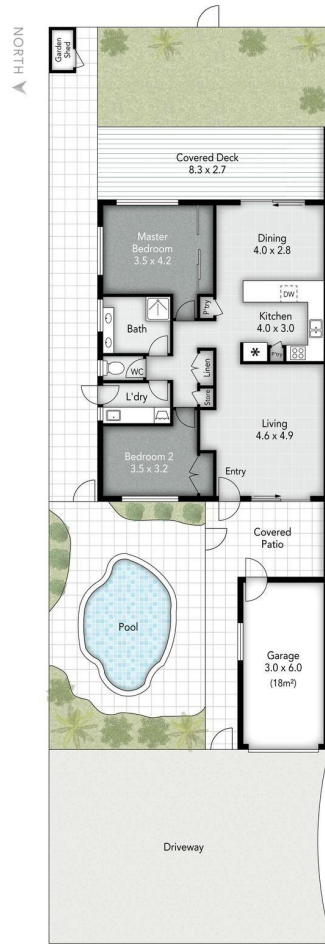
Lifestyle & Real Estate Agent | ken@ljhookersgc.com.au

LJ Hooker Southern Gold Coast (07) 5534 4033

Shop 2, 10 Fifth Avenue, PALM BEACH QLD 4221

southerngoldcoast.ljhooker.com.au | enquiries@ljhookersgc.com.au





1 / 59 Treeview Drive
BURLEIGH WATERS

2 Bed

1 Bath

1 Car

Internal: 94 m²
External: 35 m²

Total: 129 m²

This is not a legal document. All measurements and images are for illustrative purposes only. Floor plans are intended to give a general indication of the proposed layout only and should only be used as such by any prospective buyer

imagescollab.
LJ Hooker