



Carrara, 20 John Francis Drive

Modern Family Home...Vacant and Ready to Go!!

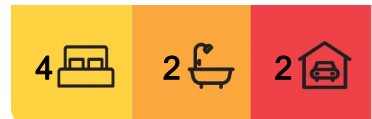
A vacant, spacious and modern split-level family home...waiting for the right family to add their touches and call it their own.

A clever floor plan allows flexibility for various living options with potential for the sizeable study to also be utilised as a 5th bedroom or additional living space.

The modern kitchen and entertaining deck are designed to integrate perfectly with the spacious open plan living, making it comfortable for large family gatherings or entertaining friends.

Located on a large 814m² block, backing to a bush reserve and perfectly positioned to enjoy the hinterland views. The land size provides plenty of room for the kids and pets and great scope to add value with potential for landscaping and a pool.

A fabulous family home that is ready to go and should not be missed, featuring:



For Sale
Offers Over \$990,000

View
ljhooker.com.au/5G1VF41

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LJ Hooker Nerang
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- * King size master bedroom with air-conditioning, walk-in wardrobe and ensuite
- * 3 double bedrooms with built-in wardrobes
- * Main bathroom with separate bath and shower
- * Separate study that could easily be a 5th bedroom or extra living area
- * Tiled open plan living and dining that flows to the outdoor covered deck area that takes advantages of hinterland views
- * Modern kitchen with stone bench tops, dishwasher and ceramic cook top
- * Ceiling fans throughout plus air conditioning in main living and master bedroom
- * Instantaneous gas hot water
- * Large water tank under the home
- * Internal laundry
- * Auto double lock up garage with internal access
- * Large 814m2 block with a fully fenced yard

Rental Appraisal: \$850 - \$900 per week

Council Rates: approx. \$2,433 per year

An enviable Carrara location in the Aqua Vista Estate close to Emmanuel College, Emerald Lakes, resort golf courses, shops, People First Stadium, Gold Coast Sports Precinct, KDV Sports, public transport, schools, parks and the M1. Only a short drive to the beaches, the hinterland and major shopping centres like Pacific Fair and Robina Town Centre.

Make sure you add this home to your 'Must Inspect' list and get to one of the open viewings!!

*** Please note virtual furniture has been used in the photos provided.

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.

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More About this Property

Property ID	5G1VF41
Property Type	House
Including	Study Air Conditioning Outdoor Entertaining Built-in-Robes

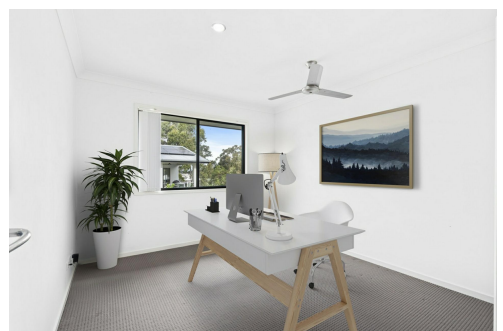
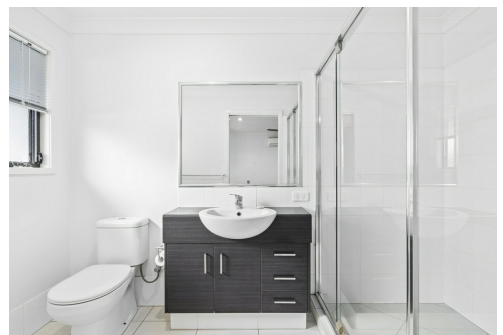
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20 JOHN FRANCIS DRIVE, CARRARA

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Internal: 165m² | External: 11m² | Total: 176m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

