



109 Clives Circuit, Currumbin Waters




SOLD BY LUKE PETERS

Positioned on a sprawling corner block this beautifully presented family home delivers space, flexibility and relaxed coastal living in the heart of Currumbin Waters. With multiple living spaces, generous outdoor areas and thoughtful updates throughout, it is perfectly suited to growing families seeking comfort and long-term potential!

At the centre of the home, the updated kitchen connects effortlessly to two distinct living spaces, making everyday living and entertaining a breeze. One of these is a charming sunken living room, bathed in an abundance of natural light and offering a warm, inviting atmosphere, an ideal space to unwind, gather with family or enjoy quiet moments throughout the day!

Recent improvements to the kitchen, flooring and main bathroom enhance both style and functionality, while the home's thoughtful layout promotes low maintenance living without compromising on space or comfort.

Indoor living flows seamlessly to an oversized flyover patio, designed for year-round entertaining and enhanced by its impressive scale and ceiling height. With direct access from the main living areas and two bedrooms, this alfresco zone becomes a true extension of the home, perfect for hosting, relaxing or enjoying family time outdoors.

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FOR SALE

Expressions of Interest

AGENTS

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AGENCY

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 **LJ Hooker**

Beyond the patio, the expansive yard presents outstanding potential to be transformed into a private family retreat. Whether you envision landscaped gardens, swimming pool, a play space for children, or a peaceful outdoor sanctuary, the space and flexibility are already in place.

Accommodation is further enhanced by an additional multipurpose room, offering the potential to be converted into a home office, retreat or additional bedroom to suit evolving needs.

Set within a peaceful, family-friendly neighbourhood and ideally located close to quality schools, shopping precincts and the beautiful Currumbin beaches, this home offers an exceptional blend of space, lifestyle and convenience. Should you have any questions or wish for a private viewing, please do not hesitate to contact the agent to register your interest today!

Rental Appraisal: \$1,100 p/w - \$1,150 p/w

- + Sprawling corner block
- + Family-friendly floor plan with bedrooms privately separated from living areas
- + Master retreat positioned down the hallway, ideal for families with children
- + Two spacious living zones including a light-filled sunken living room
- + Abundance of natural light throughout the home
- + Central kitchen positioned at the heart of the home
- + Updated kitchen, flooring and main bathroom
- + Oversized flyover patio with excellent height for year-round entertaining
- + Seamless indoor—outdoor flow from living spaces and two bedrooms
- + Expansive outdoor area with potential to create a private family retreat
- + Additional multipurpose room - ideal as a study, retreat or potential bedroom
- + Low-maintenance living with space to grow and adapt
- + Perfect for growing families seeking comfort, space and flexibility
- + Prime Currumbin Waters location close to schools, shopping and the beach

Disclaimer:

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MORE DETAILS

Property ID 1VYJF47
Property Type House
House Size 231 m2
Land Area 758 m2
Including Study
Air Conditioning
Dishwasher
Outdoor Entertaining
Floorboards
Built-in-Robes
Secure Parking
Fully Fenced
Liveability

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109 Clives Circuit
Currumbin Waters

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Internal: 175m²
Covered External: 56m²
Total Floor Area: 231m²
Total Land Area: 758m²

felt
IMAGERY

This plan is for illustrative purposes only.
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