



Currumbin Waters, 4/18 Bienvenue Drive

SOLD BY LUKE PETERS

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Positioned directly on the serene banks of Lake Covell, this townhouse offers an incredibly rare opportunity to secure lakefront living in the heart of Currumbin Waters. One of only a few homes in a boutique complex with direct water frontage, this property is filled with potential and perfectly suited to first home buyers eager to enter the market or investors seeking a well-positioned addition to their portfolio!

Inside, you're welcomed by soaring cathedral ceilings and an open plan living and dining area that invites natural light through skylights and expansive windows. The exposed timber beam add a touch of rustic charm, while the durable slate tile flooring delivers both practicality and character. The layout flows seamlessly out to a private, secure courtyard overlooking the lake, a tranquil outdoor space ready to be transformed into your own personal sanctuary!

Both bedrooms are located upstairs and are accompanied by a large central bathroom with

For Sale
Expressions of Interest

View
ljhooker.com.au/1UGGF47

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separate toilet, while a powder room on the ground floor adds convenience for guests. The townhouse is only adjoined on one side, offering additional privacy and a freestanding feel. Ceiling fans and air conditioning throughout ensure year-round comfort, and the property features both front and rear courtyards, ideal for pets or outdoor living both morning and afternoon!

What truly sets this property apart is the outstanding scope for transformation. With solid structural bones, a versatile layout, and unbeatable lakefront positioning, this home offers endless potential to modernise and add significant value. Whether it's updating the interiors, landscaping the courtyards, or reimagining the open plan spaces to suit your lifestyle, the opportunities are only limited by your vision. Ideal for those with creative flair or renovation experience, this is a prime canvas in a high-demand location!

Additional features include a single lock-up garage with understairs storage, shade rollers enclosing the outdoor patio, and pet-friendly settings in a quiet, tightly held complex. Body corporate levies are very low ensuring the ongoing costs very manageable.

Perfectly positioned just minutes from local schools, shops, parks and the pristine beaches of Currumbin, this is a lifestyle opportunity with genuine upside. Whether you're looking to move in and make it your own, invest in a growing area, or renovate for future gain, this lakefront townhouse is a rare gem with unlimited potential. Should you have any questions or wish for a private viewing, please do not hesitate to contact the agent to register your interest today!

Weekly Rental Appraisal: \$680 - \$720 per week

Body Corporate Levies: Approx. \$47.68 per week

- Currumbin Hills Villas Estate
- Lake Covell positioning
- 2 Bedrooms
- 1 Bathroom
- 1 Powder room
- Single Garage
- Front & rear courtyards
- Pet friendly
- Huge outdoor entertaining area
- Secure property
- Cathedral ceilings
- Electric cooktop & oven
- Sub stairs storage
- Ceiling fans & split system air conditioning
- Oversized laundry
- Double bowl sink
- Separate toilet
- Low maintenance living
- Communal vehicle wash bay
- On site visitor parking

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and

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More About this Property

Property ID	1UGGF47
Property Type	Townhouse
Including	Air Conditioning Courtyard Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Liveability

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Currumbin Waters

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Internal: 118m²
Covered External: 29m²
Total Floor Area: 147m²

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