



30/6 Galleon Way, Currumbin Waters

The Perfect First Home or Lifestyle Investment Opportunity

Positioned in the heart of sought-after Currumbin Waters, this inviting two-bedroom residence presents an exciting opportunity for first home buyers, investors, downsizers or anyone looking to secure an affordable foothold in the Southern Gold Coast property market.

Offering a practical layout, comfortable living and an impressive 200m² exclusive-use area (approx.), this is a property with genuine potential to add value over time. This duplex only shares one common wall, allowing an increased sense of privacy and light to flood through the home.

The generous outdoor area provides excellent flexibility, with the possibility of enclosing the exclusive-use space, subject to body corporate approval. This creates exciting potential for buyers looking to enhance the property and make the most of the available space.

Inside, the home features a well-appointed 2-pac kitchen, two air conditioners and a practical floorplan designed for comfortable, low-maintenance living. The single lock-up garage is fitted with an electric door, with the motor recently replaced for added convenience.

2 1 1

FOR SALE

Offers over \$849,000

VIEW

By Appointment

AGENTS

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AGENCY

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Key Features:

- Two bedrooms, one bathroom and a single lock-up garage
- " Approximately 200m² exclusive-use area, the largest in the complex
- Potential to enclose some or all of the exclusive-use area, subject to necessary approvals
- Well-appointed 2-pac kitchen
- Two air conditioners
- Electric garage door with recently replaced motor
- Practical and functional floorplan
- Low-maintenance lifestyle with plenty of room to personalise
- Scope to renovate, modernise and add further value over time
- Ideal entry point for first home buyers
- Appealing investment opportunity
- Excellent option for downsizers

Enjoy the relaxed Currumbin Waters lifestyle, with local shops, cafes, parks, schools and everyday amenities all close by. Currumbin Creek and its surrounding natural beauty are nearby, while the beaches, cafes and coastal lifestyle of Currumbin, Palm Beach and Tugun are all within easy reach.

Major shopping centres, public transport, Gold Coast airport and the M1 are also conveniently within close proximity, offering an excellent balance of lifestyle and everyday convenience. Brisbane and Byron Bay are both approximately one hour away.

Whether you're looking to take your first step onto the property ladder, secure an investment with future upside or find a home with the space and flexibility to improve over time, this is an opportunity with genuine potential in a highly sought-after Southern Gold Coast location.

Disclaimer:

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MORE DETAILS

Property ID 1X61F47
Property Type Villa
Including Air Conditioning
Courtyard
Liveability

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