







Helensvale, 16 Ridgevale Drive

Room for the Big Toys

3 2 5 1

For Sale
Buyers above $1,050,000

View
ljhooker.com.au/354VGMK

This large 3 bedroom plus office home in an elevated breezy position at the popular southern end of Helensvale, ideal for someone looking for large living areas, big bedrooms, a pool and room to store those big toys or a tradesperson needing a work shed. Acres of parkland opposite, schools, bowls club, Golf Club, shopping centers and rail stations all close by, this is a great opportunity.

Features include:
*782m2 fenced block
*A long 7.3m x 6m auto double lock-up garage
*Insulated flyover carport high enough for boat or caravan
*2nd driveway to a 7m x 4.6 shed with 2.3m high roller door, mezzanine level for storage, power and double door rear access.
*Ducted air-conditioning throughout the home for year round comfort
*Solar power and solar hot water to help keep the bills down

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LJ Hooker Pacific Pines | Helensvale
(07) 5573 2099

Disclaimer: 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.

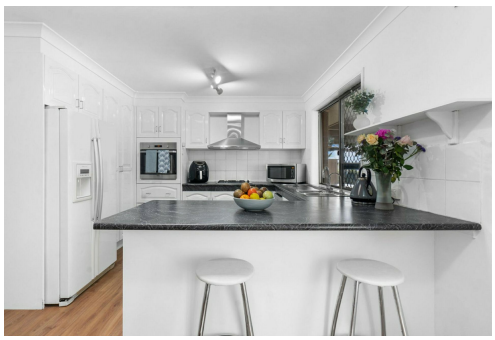
*Huge formal lounge with double doors, when you want some separation
*Open plan family room and kitchen
*Spacious kitchen with dishwasher and gas hotplate
*Enclosed sunroom or games room large enough for a pool table
*Master bedroom with ensuite and built-in robes
*Two other large bedrooms with ceiling fans and mirror built-in robes plus an office/study
*Main bathroom, separate toilet and a huge laundry
*Two private outdoor covered living areas, one with timber deck overlooking the pool and the other flowing out from the games room.
*Enough grass for the kids or pets to play safely, enjoying a pleasant elevated outlook
*Situated across the road from acres of reserve ideal for dog walking
*Being at the southern end of Helensvale you are close to the Helensvale Plaza, Bowls Club, Library, medical center's, Westfield Shopping Centre, the tram and rail stations. Golfers have a comfortable 22 minute walk to the golf club
*Easy access to the M1 or commuters can relax and take the train to Brisbane. The Gold Coasts major theme parks are all on the doorstep. The light rail will take you to Griffith University, the Gold Coast University Hospital and the beach suburbs currently as far as Pacific Fair at Broadbeach

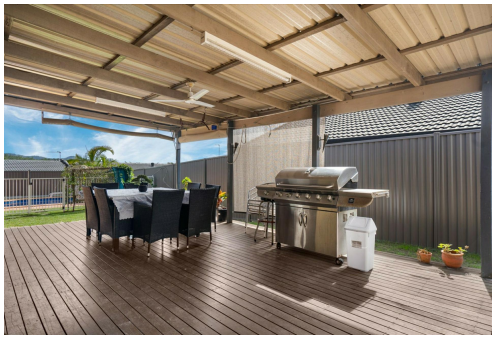
A large home with lots of potential and storage to please any tradesperson or the family who have collected a lot of big toys, and situated in a very convenient location. Be sure not to miss this great opportunity by attending this weeks open for inspections.

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More About this Property

Property ID	354VGMK
Property Type	House
Land Area	782 m²
Including	Ensuite Study Ducted Cooling Toilets (2) Pool Dishwasher Workshop

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16 Ridgevale Drive **HELENSVALE**

3 | 2 | 4 | 354m²

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All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted. Plans are shown for marketing purposes only.

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