

## Nerang, 4 Rill Court

### Spacious Family Home with Pool, Dual Living Potential & Quiet Cul-De-Sac Living!

Nestled in a peaceful cul-de-sac, this spacious and versatile 3 bedroom plus study or 4th bedroom, 3-bathroom home offers the perfect blend of comfort, lifestyle, and opportunity.

Move-in ready yet full of potential, the home features multiple living zones and a flexible layout that suits growing families or those seeking dual living options ideal for a teenagers retreat or extended family. Whether you're looking for space for extended family, teenagers, or even rental income, this home ticks all the boxes.

Step outside and enjoy year-round entertaining with a sparkling in-ground swimming pool, a large, covered entertainment area, and a generously sized backyard (Total 883m2) perfect for kids, pets & more

Key Features:



**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.



**For Sale**  
Offers Over \$970,000

**View**  
By Appointment

**Contact**  
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ssnow@ljhgc.com.au

**LJ Hooker Nerang**  
**(07) 5581 4422**



- 3 bedrooms plus study - could be used as a fourth bedroom
- 3 with built-ins, master with walk in robe
- 3 bathrooms, including ensuite to master
- Multiple living and additional utility room
- Functional centralised modern kitchen
- Air-conditioning & ceiling fans
- Combustion fireplace
- Covered outdoor entertaining area
- Freshly Painted
- New carpets
- Inground swimming pool
- Solar power
- Large, fully fenced backyard-ideal for families
- 2 x garden shed plus extra shed or studio
- 883m2 flat block with side access
- Quiet cul-de-sac location
- Move-in ready with the option for easy cosmetic upgrades
- Great potential for dual living



Whether you're after a family-friendly home, a savvy investment, or a property you can add value to, this is a rare find that delivers it all.

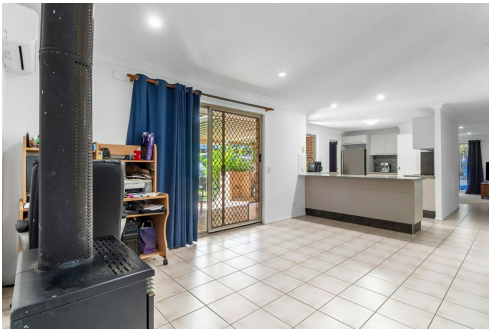
Situated in the popular Clearview estate close to all amenities including, parks, schools, shops, public transport the M1 & more.

## More About this Property

Property ID	5H0EF41
Property Type	House
Land Area	883 m2
Including	Study Pool Outdoor Entertaining Built-in-Robes

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4 Rill Court NERANG

**LJ Hooker**

3 | 3 | 1 | 238m<sup>2</sup>

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

**LJ Hooker**

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