

 LJ Hooker

**SOLD**



## Oxenford, 52 Studio Drive

### COMFORTABLE ENTERTAINING AND FAMILY LIVING IN OXENFORD

Nestled in the heart of Oxenford, this charming four-bedroom home on Studio Drive offers an ideal setting for families seeking comfort and convenience. Intelligent design and renovations offer a welcoming atmosphere from the moment you step inside. The living area of this home flows into a massive covered entertaining area, extending your space for the whole family and enjoying the peace and serenity of suburban living.

Oxenford is a vibrant suburb known for its friendly community and excellent amenities. Families will appreciate the proximity to highly regarded schools such as Oxenford State School, Jubilee Primary School and Gaven State School as well as being a short drive to several private and early learning options, ensuring quality education for children of all ages. The area also boasts numerous parks and recreational facilities, perfect for weekend outings and outdoor activities.

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**For Sale**  
Contact Agent

**View**  
[ljhooker.com.au/7UJ0C](http://ljhooker.com.au/7UJ0C)

**Contact**  
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**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.

**LJ Hooker Oxenford**  
**(07) 5632 8428**

Property Hallmarks:

- Lowset brick and tile home with side access for trailer or boat plus double carport
- Master bedroom with split system AC and ceiling fan, glass sliding door to front patio, mirrored built-in wardrobe and en-suite
- Three bedrooms all with built in wardrobes, two of three with AC and ceiling fans
- Tiled living and dining areas that open up onto covered al fresco area
- Bright light-filled kitchen with ample cupboard space and full-sized pantry
- Renovated main bathroom with floor to ceiling tiles and frameless shower screen
- Massive covered al fresco complete with heated spa, potbelly stove, outdoor bar and movie projector
- Garden shed for safe storage of tools and equipment
- Manicured, low-maintenance gardens throughout

Location and Infrastructure:

- 1 minute to Studio Village Shops
- 1 minute to Little Scholars Early Learning Centre
- 2 minutes to Jubilee Primary School
- 3 minutes to M1 Motorway North and South
- 4 minutes to Gold Coast Theme Parks & Top Golf
- 6 minutes to Westfield Helensvale
- 6 minutes to Helensvale Train Station
- 11 minutes to Harbourtown Shopping Outlets
- 17 minutes to Broadwater and Broadwater Parklands
- 17 minutes to Sanctuary Cove
- 20 minutes to Gold Coast Beaches
- 32 minutes to Gold Coast Coolangatta Airport
- 43 minutes to Brisbane CBD

Marketing agent Jayson Edwards says "this classic family home represents incredible value for money so get in quick. With no major renovations required, you'll be able to wheel in the suitcases and work out how to put your own stamp on this property over time."

Don't miss out on this fantastic opportunity to secure a family-friendly home in a prime location. With everything you need just a short drive away, this property won't stay on the market for long. Please get in touch to arrange a private inspection.

Disclaimer:

We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.



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## More About this Property

**Property ID** 7UJ0C

**Property Type** House

**Land Area** 470 m<sup>2</sup>

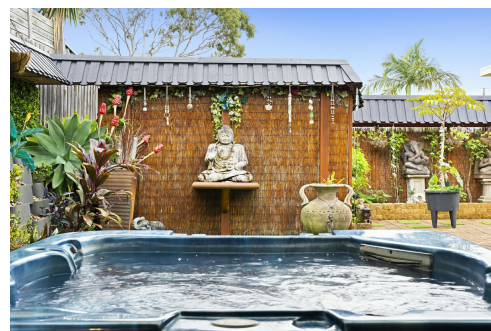
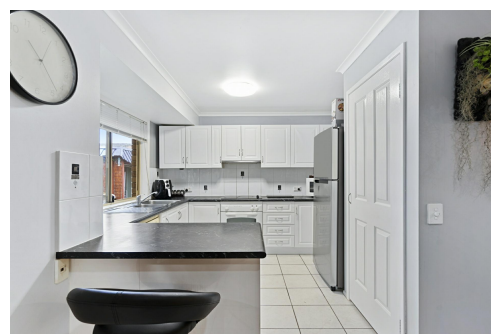
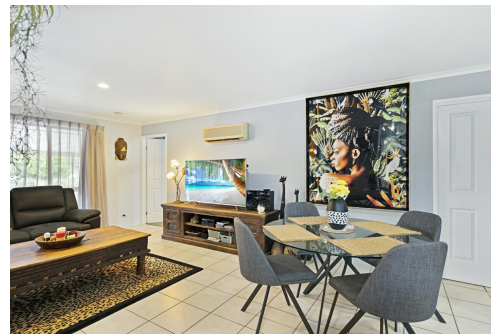
**Jayson Edwards 0423763830**

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