



9 Grevillia Avenue, Southport

Timeless Character, Modern Scale - Prime TSS Precinct Opportunity

Auction Location: 9 Grevillia Avenue Southport 4215

Positioned in one of Southport's most tightly held and highly coveted pockets, this expansive family residence in the sought-after TSS precinct delivers the perfect balance of space, flexibility and long-term value.

Set on a generous 506m² block, this substantial two-storey home is designed for modern family living, offering multiple living zones, quality finishes and the rare advantage of a fully self-contained two-bedroom granny flat - ideal for extended family, teenage retreat or a strong additional income stream.

Main Residence Features:

- Spacious two-storey layout with versatile dual living potential
- Four well-proportioned bedrooms, including a private master suite with ensuite and robe
- Multiple living areas including formal lounge, dining and upstairs rumpus

6 3 2

AUCTION

Fri 15th May @ 5:00PM

VIEW

Sun 26th Apr @ 11:00AM - 11:30AM

AGENTS

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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.

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- Dedicated home office/study on the ground floor
- Two bathrooms plus additional powder room
- Modern kitchen with expansive stone benchtops, quality appliances and induction cooktop
- Seamless indoor-outdoor flow to an expansive covered entertaining deck (approx. 8.4m x 8.9m)

Outdoor & Lifestyle:

- Large swimming pool with adjoining entertaining area
- Functional backyard layout with separate shed and clothesline zone
- Double carport accommodation
- East facing veranda enhancing natural light and airflow, back veranda overlooking the pool

Self-Contained Granny Flat:

- Two bedrooms, kitchenette, living and dining area
- Private and fully functional layout ideal for extended family or guests
- Excellent rental potential providing a valuable secondary income stream

Location Highlights:

- Blue-chip TSS precinct - walk or short drive to The Southport School
- Close proximity to public transport, Southport CBD and Southport Park Shopping Centre
- Near Gold Coast University Hospital and Griffith University
- Surrounded by quality public and private schools

Offering space, privacy and flexibility in a premium location, this is a rare opportunity to secure a home that caters equally to growing families and astute investors.

MORE DETAILS

Property ID	10N0F4K
Property Type	House
House Size	178 m2
Land Area	506 m2
Including	Air Conditioning
	Pool
	Balcony
	Dishwasher
	Outdoor Entertaining
	Floorboards
	Built-in-Robes
	Fully Fenced

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Ground Floor



First Floor

- Legend**
1. Double Carport
 2. Porch / Balcony
 3. Boat / Trailer Space
 4. Shed
 5. Residence
 6. Covered Entertaining Deck
 7. Granny Flat
 8. Swimming Pool
 9. Clothesline



Site Plan
Grevillia Avenue

LJ Hooker
Southport

ALEX MCCORMACK 0411 510 099

9 Grevillia Avenue,
Southport

Internal 240m²
External 127m²
Total 367m²

506m²
 6 Bed
 3 Bath + Powder
 2 Car + Boat/Trailer

BIANCO
STUDIO

Disclaimer
This floor plan is a detailed representation created to enhance your understanding of the property's potential. While we strive for accuracy, dimensions are approximate and should be verified for complete assurance.

* Denotes measurements at its widest points

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