



45 Warbler Parade, Varsity Lakes

Large Family Retreat - Central Location - Move in ready

Perfectly positioned in a quiet, family-friendly street, your new family abode offers the ideal combination of space, comfort and convenience. This well-presented four-bedroom home is an excellent all-rounder, offering a practical floor plan, generous living areas and an inviting outdoor entertaining space designed for relaxed family living and entertaining.

From everyday family life to weekend gatherings with friends, the home provides plenty of room to spread out and enjoy. Multiple living and dining areas offer flexibility for families of all stages, while the seamless connection to the outdoor entertaining area creates an easy indoor-outdoor lifestyle that is so highly sought after on the Gold Coast.

Property Features:

- Spacious four-bedroom family home
- Two bathrooms
- Generous and functional floor plan with excellent separation between living spaces
- Multiple living and dining areas providing plenty of room for the whole family

4 2 2

FOR SALE
Contact Agent

VIEW
By Appointment

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LJ Hooker

- Large outdoor entertaining area, ideal for BBQs, gatherings and relaxed afternoons
- Plenty of space for children and pets
- Quiet, family-friendly street
- Move-in ready with scope to add further value over time
- " Surrounded by parks, walking trails and green spaces
- " Minutes from local shops, cafés, restaurants and major shopping centers
- Close to quality schools and public transport
- Easy access to the Gold Coast's beautiful beaches
- Convenient connectivity to the broader Gold Coast, Brisbane and Byron Bay
- A Location That Has It All

Set in one of Varsity Lakes' most convenient pockets, everything you could possibly need is within easy reach. Enjoy the convenience of being just minutes from schools, shopping, cafés, restaurants, parks, walking tracks and public transport, while still coming home to the peace and quiet of a welcoming residential street.

The location also offers easy access to Bond University, Robina Town Centre, Robina Town Centre station, major arterial roads and some of the Gold Coast's best beaches, making everyday life exceptionally convenient for families and professionals alike.

Whether you're looking for a comfortable family home, a place to entertain friends and family, or an investment with plenty of future potential, 45 Warbler Parade is a property that ticks all the boxes.

A great all-round home, a fantastic location and a lifestyle that's hard to beat - this is one you'll want to inspect.

Disclaimer:

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MORE DETAILS

Property ID	1X7GF47
Property Type	House
Land Area	781 m2
Including	Air Conditioning
	Pool
	Courtyard
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Fully Fenced
	Liveability

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