



72 Gardiner Road, Waterford

## Multi-Generational Living on 4,000m2 - Vacant & Ready

Photos only tell part of the story and properties offering this level of space, flexibility and lifestyle are exceptionally hard to find.

Big home. Big block. Big possibilities.

Set across an impressive 4,000m2 parcel, this substantial residence has been designed with big families, extended families and flexible living firmly in mind. Whether you're searching for a genuine multi-generational setup, room for a home business, greater separation for teenagers or relatives, or an investment with serious versatility, this property opens the door to possibilities well beyond the ordinary.

Spanning approximately 438m2, the home offers an incredible six bedrooms, four living areas, two dining zones and two kitchens. There is room to come together when you want to and plenty of space to retreat when you don't.

Step outside and the lifestyle becomes even more impressive. Elevated treetop views create a peaceful backdrop, while multiple outdoor entertaining areas and the saltwater swimming pool make this a home built for Queensland living. Picture morning coffee

6 2 3

### FOR SALE

VACANT AND MOVE IN READY

### VIEW

Sat 26th Sep @ 2:00PM - 2:30PM

### AGENTS

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### AGENCY

LJ Hooker Property Complete

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overlooking the greenery, long afternoons around the pool and weekends entertaining family and friends with space to spare.

Despite the sense of privacy and escape, you're still conveniently positioned close to shopping, schools, transport and major motorway connections, placing both Brisbane and the Gold Coast within easy reach.

**Property Highlights:**

- Genuine multi-generational and dual-living potential
- Approx. 438m<sup>2</sup> residence on an expansive 4,000m<sup>2</sup> block
- Six spacious bedrooms
- Two bathrooms
- Four separate living areas
- Two dining areas
- Two kitchens offering outstanding flexibility
- Beautiful elevated treetop outlook
- Saltwater swimming pool
- Multiple outdoor entertaining spaces
- 10kW solar system
- 5,000L water tank servicing the gardens
- Exceptional privacy and separation for larger households
- Flexible layout suited to extended family, working from home or investment use

**Location Highlights:**

- Approx. 31 minutes to Brisbane CBD
- Approx. 35 minutes to the Gold Coast
- Approx. 3 minutes to Holmview Shopping Centre
- Approx. 6 minutes to Waterford Shopping Centre
- Approx. 9 minutes to Loganlea Train Station
- Minutes to a selection of public and private schools, including Canterbury College, Edens Landing State School, Waterford State School, Bethania Lutheran Primary School, Waterford West State School and Trinity College.

Homes capable of accommodating multiple generations without sacrificing privacy, entertaining space or lifestyle are becoming increasingly difficult to secure. Add the pool, treetop outlook, 4,000m<sup>2</sup> of land and convenient location, and this is a property that simply needs to be experienced in person.

**Disclaimer:**

Property images may have been digitally altered or staged for marketing purposes and may not constitute a complete representation of the property condition being purchased. Any photographs used by LJ Hooker may only show certain aspects of the property at the time the photographs are taken and any prospective buyer should inspect the property.

## MORE DETAILS

|               |                      |
|---------------|----------------------|
| Property ID   | 21EWHGS              |
| Property Type | House                |
| House Size    | 438 m2               |
| Land Area     | 4000 m2              |
| Including     | Ensuite              |
|               | Air Conditioning     |
|               | Toilets (2)          |
|               | Pool                 |
|               | Balcony              |
|               | Deck                 |
|               | Dishwasher           |
|               | Outdoor Entertaining |
|               | Built-in-Robes       |
|               | Solar Panels         |
|               | Water Tank           |
|               | Liveability          |

**Dylan McInnes 0437 765 751**

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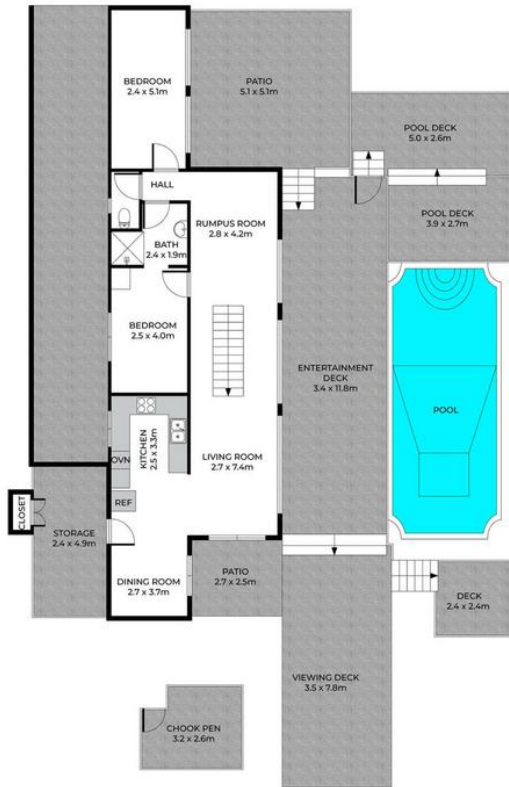
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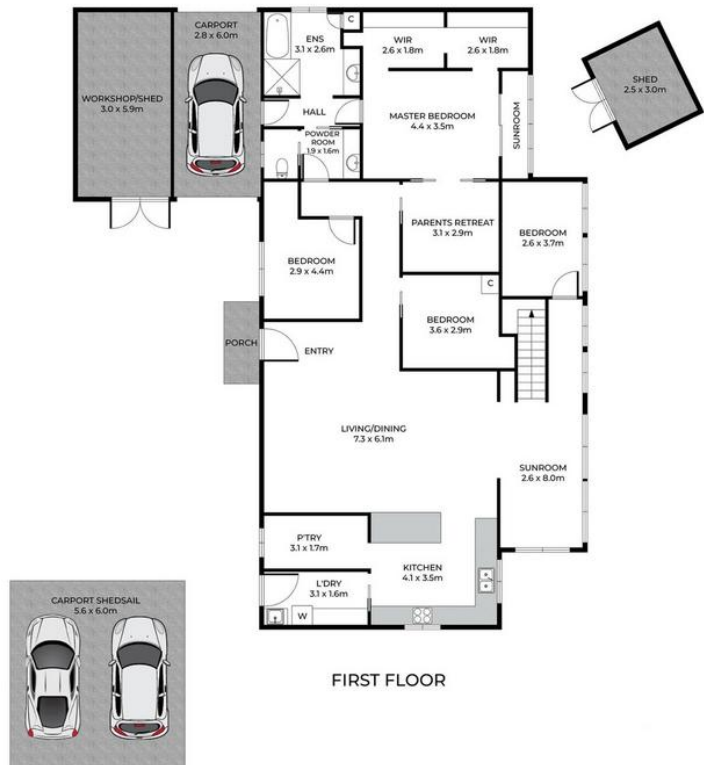


6 | 2 | 3 | 438 Sqm

Total approx area includes outside covered areas



GROUND FLOOR



FIRST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, mis-statement or use of data shown

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