

Willow Vale, 15 Waterhouse Drive

Stylish Single-Level Living in Waverley Park Estate — Owners Purchased Elsewhere

Auction Location: On-Site

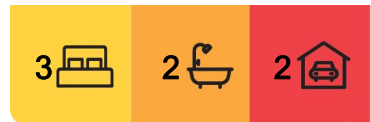
Having purchased elsewhere, the owners are committed to selling and have launched a short auction campaign. They are motivated to secure a result and will consider offers prior to auction.

Loved and well-maintained as their family home, this property offers easy living and presents the perfect entry into the market, smart investment or low-maintenance lifestyle choice. The owners are upgrading for their next chapter, creating an opportunity for a new buyer to enjoy this much-loved home.

Positioned within the highly sought-after Waverley Park Estate, residents enjoy quiet streets, leafy surrounds and open parklands in a family-friendly community. Combining



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
Auction - Unless sold prior

View
ljhooker.com.au/1058F4K

Contact
Alex McCormack
0411 510 099
amccormack.southport@ljhooker.com.au

Ben Latimer
0402 921 314
blatimer.southport@ljhooker.com.au

LJ Hooker Southport
(07) 5591 5222

modern design with low-maintenance living, this single-level brick and tile residence also delivers convenience - with quick access to local schools, shops, Pimpama City Shopping Centre, the M1 motorway and all that the Northern Gold Coast and Southeast Queensland have to offer.

The Property Features:

- *3 well-sized bedrooms, all with built-in wardrobes
- *Private master with ensuite
- *Light-filled open plan living and dining flowing outdoors
- *Modern kitchen with gas cooking, stainless steel appliances and dishwasher
- *High end Ubiquiti Security Camera system
- *Updated LED Lights throughout
- *Fully fenced rear yard with covered alfresco, fire pit, garden shed and space for kids or pets
- *Family bathroom with separate shower and bathtub
- *Comfort assured with air-conditioning, ceiling fans and gas hot water
- *Double lock-up garage with internal access
- *Low maintenance 418m² block

The Location:

- *Peaceful Waverley Park Estate with open parklands and a welcoming community feel
- *5 minutes to local schools, shops and the M1 motorway
- *Close to Coomera Town Centre & Pimpama City Shopping Centre for shopping, dining and transport facilities
- *Convenient access to theme parks, sporting grounds and leisure options
- *Approximately 30 minutes to Surfers Paradise and 35 minutes to Brisbane

Auction —Unless Sold Prior

Contact us today to arrange your inspection.

More About this Property

Property ID	1058F4K
Property Type	House
Land Area	418 m2
Including	Air Conditioning Dishwasher Outdoor Entertaining Built-in-Robes

Alex McCormack 0411 510 099

Principal/Licensee | amccormack.southport@ljhooker.com.au

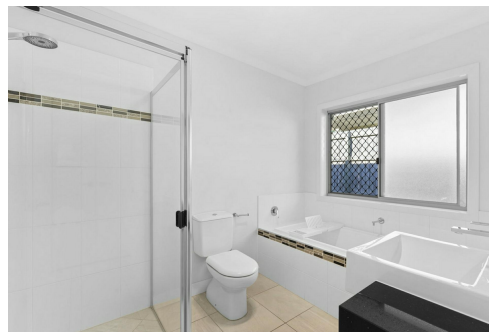
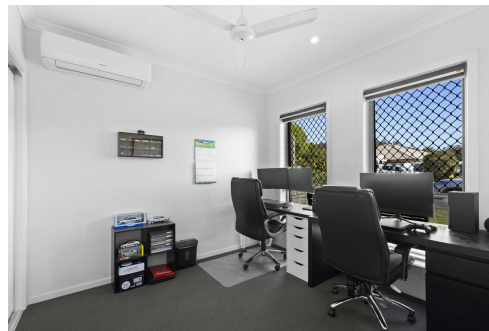
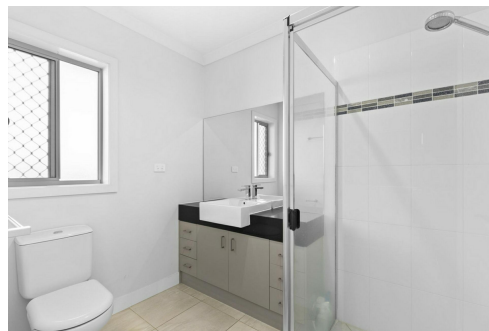
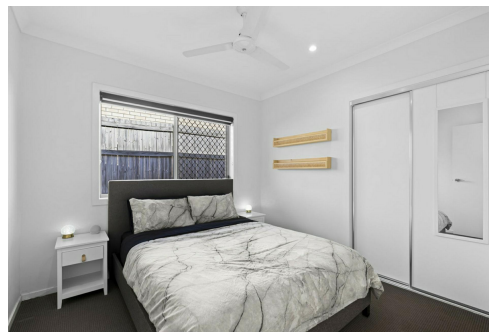
Ben Latimer 0402 921 314

Sales Consultant/Director | blatimer.southport@ljhooker.com.au

LJ Hooker Southport (07) 5591 5222

2308-2309 Level 3 Southport Central, Tower 2, 5 Lawson Street, SOUTHPORT QLD 4215

southport.ljhooker.com.au | southport@ljhooker.com.au



LJ Hooker Southport
(07) 5591 5222

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.

WILLOW VALE

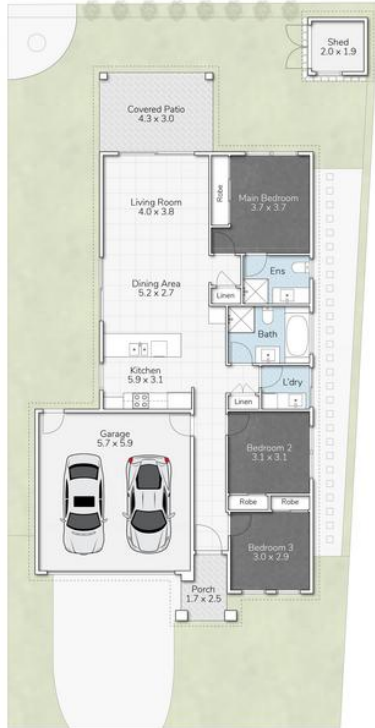
Alex McCormack

amccormack.southport@ljhooker.com.au

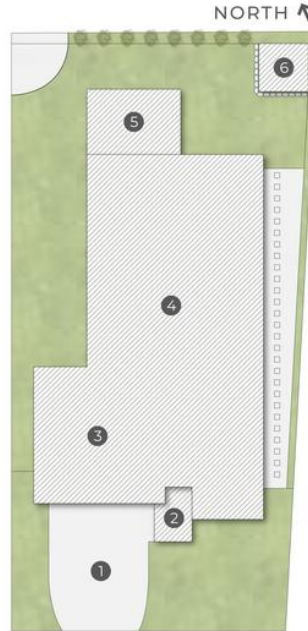


LEGEND

- 1. Driveway | 2. Porch
- 3. Garage | 4. Residence
- 5. Covered Patio | 6. Shed



GROUND FLOOR



WATERHOUSE DRIVE

MOUNTFORT

DISCLAIMER: This floor plan is for marketing purposes only. Dimensions and layout are approximate. Mountfort Media gives no guarantee or warranty over the accuracy of this plan.

- 418m²**
 - 3 Bed**
 - 2 Bath**
 - 2 Car**
- Internal 135m² External 21m² **Total 156m²**



LJ Hooker Southport
(07) 5591 5222

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.