



## 63 Santa Cruz Boulevard Clear Island Waters QLD

4 2 2

A home of generous proportions overlooking picturesque parkland setting at the Surfers Paradise golf course approximately 45 squares of open plan single level living incorporating a generous granny flat.

Additional features:

- \* 4 generous sized bedrooms plus study and 2 bathrooms
- \* Brand new ducted air conditioning
- \* Large covered alfresco entertaining area overlooking pool and golf course
- \* Quality kitchen with granite tops and stainless steel appliances
- \* Kitchenette in granny flat
- \* Much sort after 1,000m2 allotment with 20m2 golf course frontage
- \* Vacumaid, fans, security screens

**Price** : \$ 1,110,000  
**Land Size** : 1000 sqm  
**View** : <https://www.astras.com.au/sale/qld/gold-coast/clear-island-waters/residential/house/6284142>



**Oresti Astras**  
**07 5593 2038**

# 63 Santa Cruz Boulevard CLEAR ISLAND WATERS

 **astras** prestige property

Land 1000m<sup>2</sup> | 4 Bedrooms | 2 Bathrooms | 2 Car Garage

Oresti Astras | 0412 725 047

Total Area Approx 420m<sup>2</sup> or 45 Squares (including covered outdoor areas)

## FLOOR PLAN



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The services systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.