



## 31 Clipper Boulevard Clear Island Waters QLD

5 3 4

Street appeal abounds from this 5 bedroom waterfront home with a highly sought after easterly aspect to wide water. Perfectly positioned on a large 881m2 waterfront allotment with long wide water views that Clear Island Waters is famous for. An absolute must to inspect a home of this calibre in this position and at this price.

**Price** : \$ 1,310,000  
**Land Size** : 881 sqm  
**View** : <https://www.astras.com.au/sale/qld/gold-coast/clear-island-waters/residential/house/6284226>

### Features at a glance:

- Large 881m2 waterfront allotment
- Freshly re-pointed and repainted roof
- Updated lacquer kitchen with stainless steel appliances and dark granite bench tops
- New contemporary ensuite, new main bathroom and new downstairs powder room
- Front fence and electric gate
- Split cycled air-conditioning
- Plenty of secure off-street parking



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31 Clipper Boulevard  
**CLEAR ISLAND WATERS**  
 Block Size 881m<sup>2</sup>

**FLOOR AREA SIZES**  
 Internal 315m<sup>2</sup>  
 Patio, Portico & Deck 18m<sup>2</sup>  
 Total 333m<sup>2</sup> or 36 Squares

**PROPERTY DETAILS**  
 - 5 Bed  
 - 2 Bath + Powder  
 - 2 Car + Off-Street

**puredesign** PLANS FOR PURPOSE  
 CONCEPTS

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