



## 44/30 Gemvale Road Reedy Creek QLD

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Situated in the highly sought-after Royston Heights estate. With a prime position at the top of the hill overlooking the surrounding bushland, this property offers a private, peaceful retreat while maintaining easy access to all major amenities.

**Price** : \$ 600,000

**View** : <https://www.astras.com.au/sale/qld/gold-coast/reedy-creek/residential/townhouse/7908104>

### Key Features:

- ? Ease of access to M1, Varsity Lakes train station, bus stop, and Robina Town Centre
- ? Woolworths less than 2 minutes away
- ? 10-minute drive to Burleigh Beach and Stocklands
- ? Close proximity to Kings Christian College, Hillcrest Christian College, and Gold Coast Christian College
- ? 2 swimming pools
- ? Full-sized tennis court
- ? After-hours security with key-code access
- ? Pet-friendly complex



**Christine Demchenko**  
07 5593 2038

## GROUND FLOOR



## FIRST FLOOR



44/30 Gemvale Road  
MUDGEERABA

 2 Bedrooms

 1.5 Bathrooms

 1 Car Garage

TOTAL FLOOR AREA  
125m<sup>2</sup> or 13 Squares

Christine Demchenko | 0414 798 759



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.