RE/MAX
PROPERTY CENTRE

SALE



77/40 Riverbrooke Drive, Upper Coomera













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77/40 Riverbrooke Drive, Upper Coomera

Welcome to Palm Lake Resort Upper Coomera, superbly positioned on the picturesque banks of the Coomera River. Designed around beautifully landscaped park-like grounds with panoramic water and mountain views, this sought-after over 50's resort offers an exceptional lifestyle in a prime Gold Coast location.

This well-presented residence has been thoughtfully designed for comfort and easy living:
- Open plan living and dining flowing to the undercover front porch
- Well-maintained kitchen with ample storage
- Two bedrooms with air conditioning, ceiling fans and built-in robes
- Master bedroom with two-way ensuite
- Separate powder room (second toilet)
- Split-system air conditioning to living area and both bedrooms
- Separate European-style laundry
- Solar electricity system with 24 panels

RESORT FACILITIES
Residents enjoy access to an impressive range of first-class facilities which include:
- Movie room
- Gymnasium
- Billiards and table tennis
- Games area (darts, indoor bowls, chess, cards and more)
- Bar with TV, dance floor and grand piano

2 Bed | 1+ Bath | 1 Car

Sale: $795,000 + Wheelchair compliant

Unit Size: Internal - 79m2* External - 50m2*
Total - 129m2*

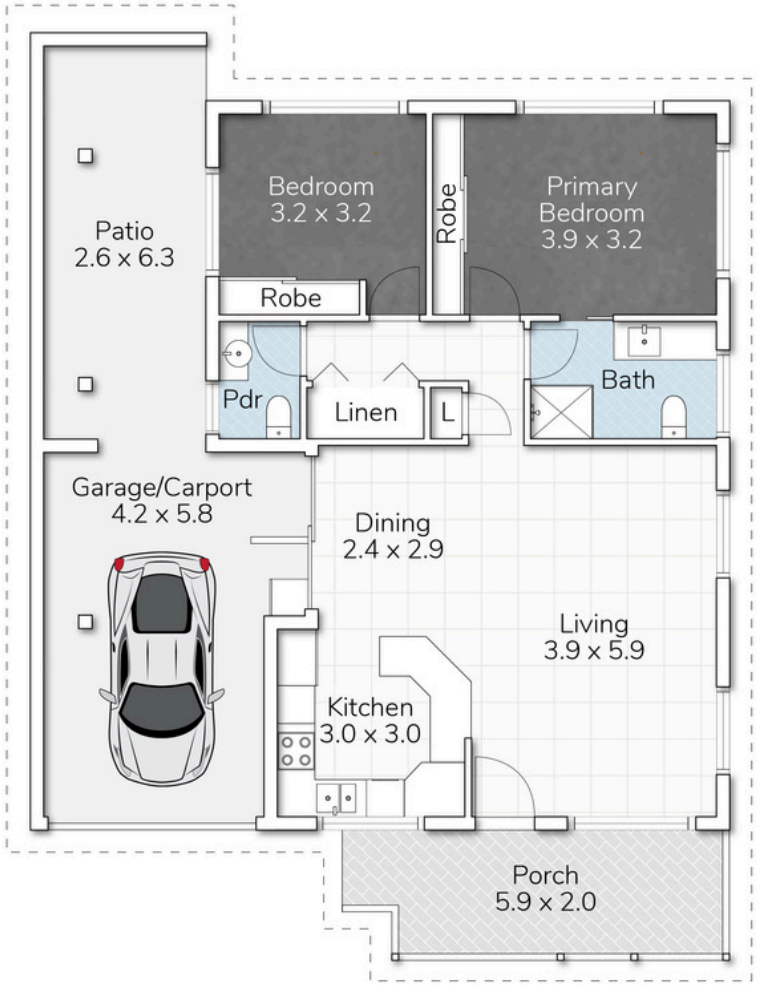
Year Built: Palm lake Resort 2000 *
Aspect: North - West
Pet Friendly: Yes - Subject to approval*
Water: $25 per month*
Site fee - $255.95 per week includes site rent, facilities, council rates, grounds maintained.

No exit fees - No stamp duty - No rentals permitted - 100% capital gain retained by the owner - No council rates - Independent living - Secure lock-and-leave lifestyle - Gated community with on-site management - Resort bus service - Caravan / RV storage

Scan QR Code for further information on the property.

*All information contained is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy & interested parties should rely on their own enquiries.

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40 RIVERBROOKE DRIVE, UPPER COOMERA

2 Bed | 1 Bath | 1 Car

Internal 79m² | External 50m² | Total 129m²

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.

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