



## Mermaid Waters, QLD

64 Alec Avenue

**4**  
BED

**2**  
BATH

**2**  
CAR

### Welcome to the neighbourhood of Mermaid Waters.

This waterfront family home offers an exceptional opportunity for those seeking a serene lifestyle. With its prime location, spacious layout, and picturesque views, this property is a true gem ready for you to make your own.

- Bedrooms: 4 Master with ensuite
- Bathrooms: 2
- Spacious Open Plan Living areas
- Spacious and well-appointed laundry room
- Garage: Double automatic, with internal access to the home
- Air conditioning for year-round comfort
- 772m2 Waterfront Block

The heart of the home lies in the expansive living areas, including a light-filled open-plan living room, dining area, and kitchen with ample storage space, the seamless flow between indoor and outdoor spaces allows for effortless entertaining, as the living areas extend to the outdoor patio overlooking the sparkling water views.

### offers over \$1,725,000

**Council Rates:** \$4,420/year (approx)

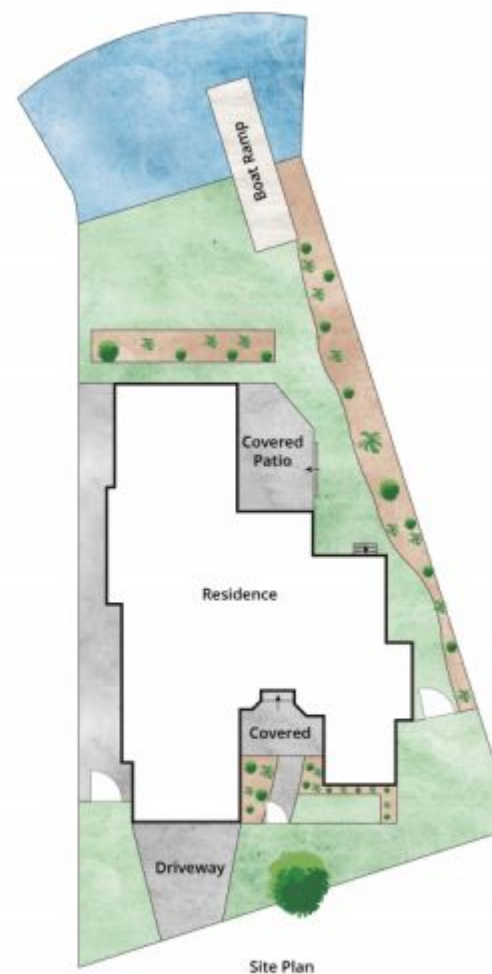
**Contact:** Patricia Sexton  
0450 290 748  
Dean Couper  
0417 729 020

**Type:** House

**Sold Date:** 05/06/2023

**Land:** 772 Square Metres

<https://www.coupers.com.au>



Approx Internal Area 190m<sup>2</sup>  
Approx Land Area 772m<sup>2</sup>

Whilst Media Abode has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.

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Plans shown are only indicative of layout. Dimensions are approximate.

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