



M-MOTION

'Real Estate's New Generation'



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A HOME AMONGST THE GUM TREES



655m²

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22 Lotus Avenue, Hollywell

Property Overview

SERENITY IN SUBURBAN PARADISE

The saying is true..."Some people look for a beautiful place, while others make a place beautiful"...

For the first time in over 50 years this property has been listed. In the heart of Hollywell, on a fantastic sized block with dual access from both sides of the U-shaped street, this property is ideal for boat lovers or even developers - as it could potentially boast TWO addresses.

Positioned in an idyllic location to live the nautical dream, this unique property is a safe haven nestled amongst the gum trees.

You can smell the salt air from from both balconies, where you can relax and envision the picture you could paint for your future here whilst taking in the beautiful landscape.

This tranquil home in a friendly neighbourhood boasts a large inground pool, as well as the potential for dual living. Upstairs carpets hide beautiful hardwood, timber floorboards waiting to be restored.

Boaties will love the fact that it's only a few hundred metres to Runaway Bay marina, where you can launch your boat and cruise the broadwater and colourful canal systems of the Gold Coast.

This location is spectacular, 22 Lotus Avenue truly is; 'Serenity in Suburban Paradise!'



22 Lotus Ave

View as advertised or by appointment
Auction: On site | Saturday 27th March 11:30am



"Dual Living Potential"



"A Time to Reflect"



"Good Morning"



"Serenity"



"Coffee with a view"

"Fresh Sea Breeze"

22 Lotus Ave

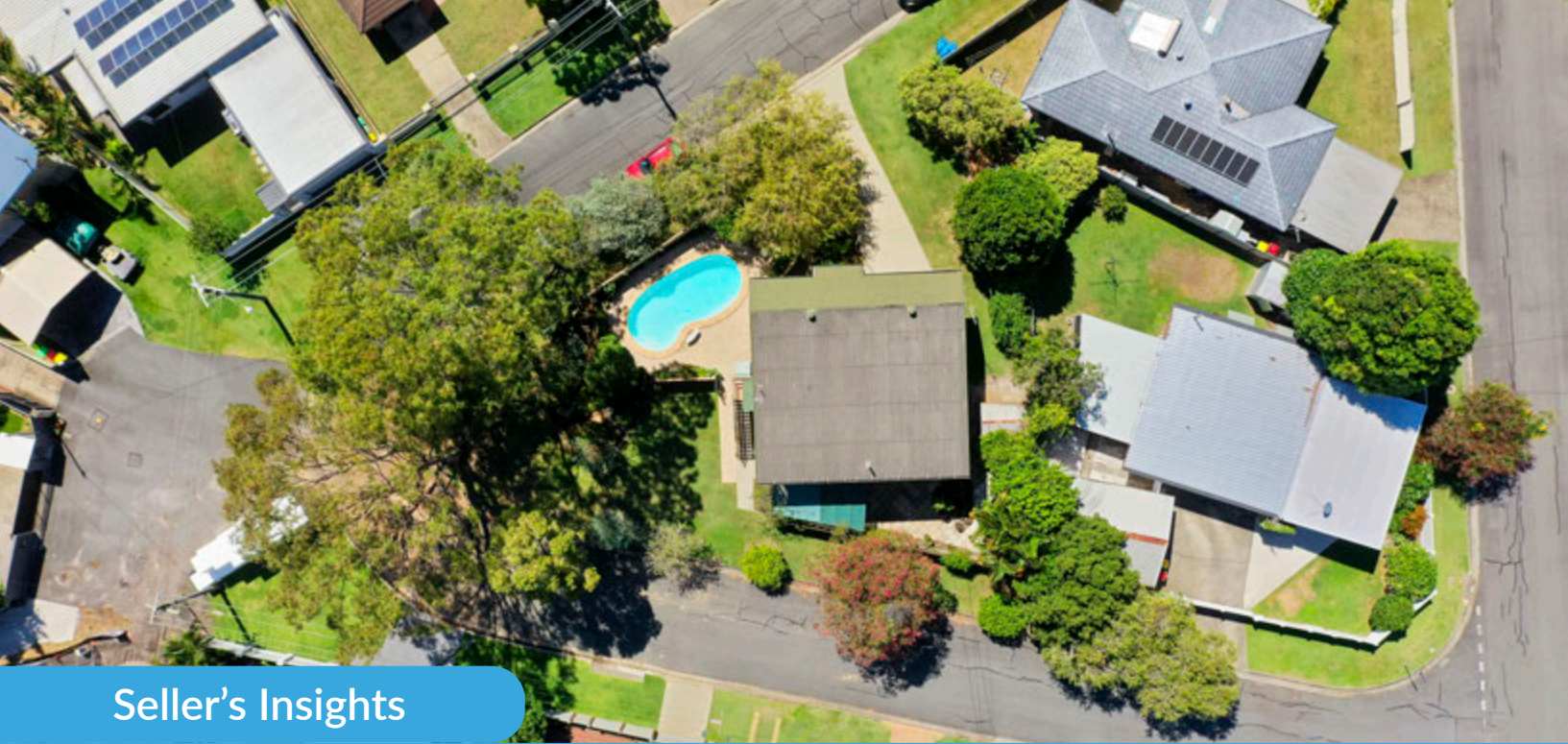




Property Specifications

- Tranquil Suburb
- Large Inground Pool
- Unique Street
- Large Block
- Renovators Delight
- Hardwood Timber Floors
- Nautical Lifestyle
- Broadwater Breezes
- Spacious Yard
- Dual Living Potential
- Great Family Home
- Light and Airy
- High Ceilings
- Superb Location
- Dual Access from Both Sides of the Street
- Two Balconies
- 550m to Runaway Bay Marina
- 3 mins to the Broadwater
- 5 mins to Runaway Bay Shopping Village
- 6 mins to Paradise Point
- A Home Amongst the Gum Trees

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Seller's Insights

"The broadwater breezes are so delightful. Sitting on the verandah watching the sunsets is very relaxing"...

"Such a friendly neighbourhood. Perfect place for the family to grow up in"...

"The dual living spaces make it great for entertaining, and very handy when celebrating special occasions"...

Market Analysis

14 Gladiolus Court, Hollywell.

Price: \$870,000
Traded: 19th Feb 2021
Size: 693m2
4 bed, 2 bath, 2 car



34 Karema Crescent, Hollywell

Price: \$845,000
Traded: 2nd Oct 2020
Size: 656m2
4 bed, 2 bath, 2 car



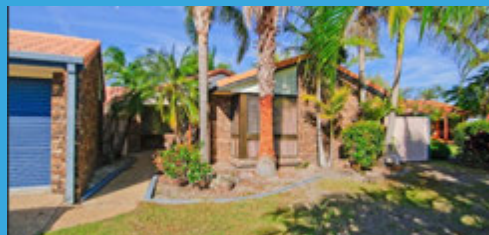
19 Gladiolus Court, Hollywell.

Price: \$710,000
Traded: 6th Aug 2020
Size: 861m2
4 bed, 2 bath, 2 car



8 Pampas Court, Hollywell.

Price: \$780,000
Traded: 23rd Feb 2021
Size: 754m2
4 bed, 2 bath, 2 car

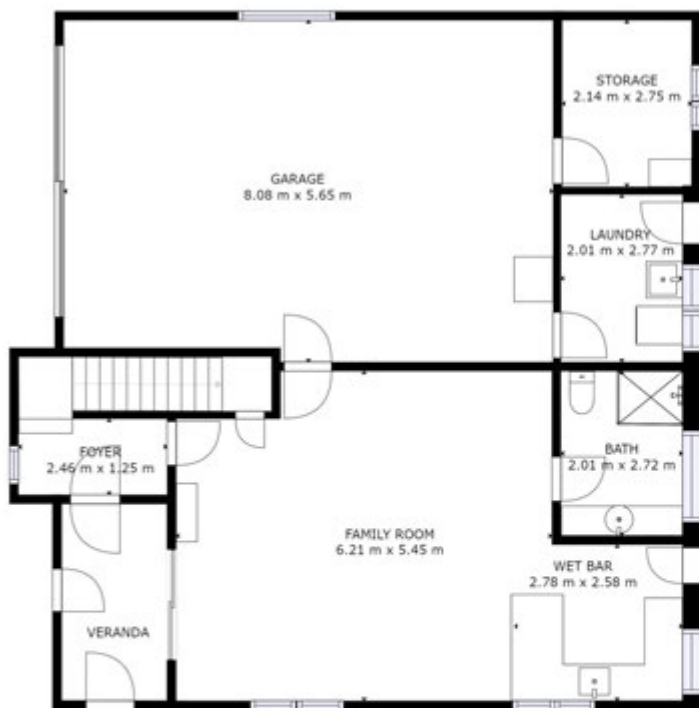


7 Azalea Ave, Hollywell.

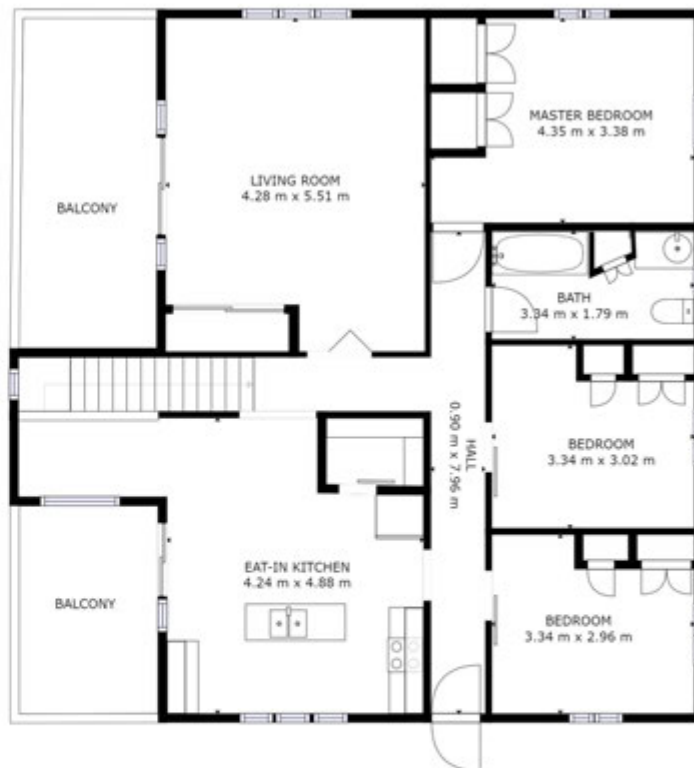
Price: \$770,000
Traded: 22nd Dec 2020
Size: 506m2
3 bed, 2 bath, 2 car



The information contained herein has been obtained through sources deemed reliable by M-Motion but cannot be guaranteed for its accuracy. We recommend to the buyer that any information, which is of special interest, should be obtained through independent verification.



FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
 FLOOR 1: 64 m², FLOOR 2: 106 m²
 EXCLUDED AREAS: , GARAGE: 45 m²
 TOTAL: 170 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



"Dual Living Potential"

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Suburb Profile

Hollywell is a northern coastal suburb in the city of the Gold Coast. In the east, the suburb's boundaries extend into the Gold Coast Broadwater. Positioned between Paradise Point and Runaway Bay. Together, these comprise the Gold Coast's 'North Shore', protected by South Stradbroke Island and relatively cut off from frenetic Surfers Paradise.

Hollywell is 2.9km² and the Pine Ridge environmental park occupies a large area, probably the sole remaining undeveloped site. Consisting primarily of residential housing. Shopping is found further south at Runaway Bay Shopping Village, and Harbour town Premium Outlets – Australia's largest outlet shopping centre.

The Gold Coast Performance centre is in close proximity only minutes away. A premier sporting facility which hosts championship events. It is unrivalled as a destination for the community, athletes, sporting teams and school groups to train, play and stay.

The Runaway Bay Marina is located only a few hundred metres from Hollywell and is an ideal location for Queensland boating enthusiasts, right on the Broadwater and overlooks Stradbroke Island. Just minutes to the Seaway and the many anchorages the Gold Coast is famous for, Hollywell is the perfect starting point for all your boating and fishing adventures.

Hollywell has it all, it is truly a sanctuary in 'Suburban Paradise'.





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