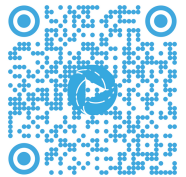




Re-live and share your viewing experience in HD
Visit: www.58Honeyeater.com



"IMAGINE THE POSSIBILITIES"



4  2  4   867m²

Property Overview

"IMAGINE NO LONGER..."

Imagine living just four minutes to the Golden Sands of Burleigh Beach, grabbing lunch at North Burleigh Surf Club or enjoying an early morning walk at Miami Headland.

Imagine waking up to magical views over Lake Heron and watching the sun rise over Burleigh Headland.

Imagine, whiling away a weekend in your piece of paradise, cooking up a BBQ, or just relaxing while the kids enjoy the pool.

Imagine what you could do with this absolute gem!

The position speaks for itself but imagine owing nearly 900m² of waterfront land with views that extend from Burleigh Headland out to the mountain ranges.

This house is more than comfortable; immediately you feel at home. With four bedrooms, the master with ensuite and walk-in-robe, there is plenty of room for the growing family.

The renovations that have been completed are to a high standard, however there is much more you can do to improve this property and truly capitalise on this opportunity now on offer.

With a massive street frontage (approx 29mts), the advantage of side access for a boat or caravan and with the ability to add a double carport, a fifth bedroom or even a second story, the potential is endless.

If you can Imagine it, you can achieve it.

If you believe it, you can have it. Imagine no longer because with strict instructions to sell, this dream property is about to become your reality.



View as advertised or by appointment
Auction: On site | 30th September, 2023 at 11:30am



"Light, Bright and Airy"



"Family Time..."



"It's a New Day..."



"Relax and Unwind"



"Splash into Summer"



"Perfect Position"

Miami

Burleigh Heads

58 honeyeater Drive Burleigh Waters

Property Specifications

- 867m2 block of waterfront land
- Situated on Lake Heron
- Approximately 29metres of street frontage
- Water views that extend over 500metres
- North/South facing block of land
- Expansive Water Views (500m+)
- Side Access for Boat or Caravan
- Just four minutes to Nth Burleigh Beach
- 4 Bedroom Home
- Master with Ensuite and WIR
- Bathrooms and Laundry Fully Renovated
- Ducted and Zoned Air-Conditioning
- C-Bus Electrical and Remote Management
- Water Tank integrated to house
- Huge potential to renovate further or extend the existing house
- Fully insulated roof space
- Magnificent Salt Water Pool
- Glass Fencing to Pool Area
- Fully tiled BBQ and entertaining area situated at the side of the house
- Close to several good schools and child care centres
- Parks, Transport and Shops all very close by

Visit www.58Honeyeater.com



Seller's Insights

"Waking up to these views each morning immediately puts you in a positive frame of mind, you can't help but feel grateful and positive. It really does make a difference to your life..."

"You will enjoy entertaining in this home. Whether it's a casual catch up with friends while the kids play in the pool or go for a kayak, or a family BBQ, you have different spaces and heaps of room."

"Living in this home for a while, you will realise how much potential it has. The land size, street frontage, the wrap around views: there is so much you will be able to capitalise on. Even turning the garage into a true man cave!!!"

Market Analysis

102 Honeyeater Dr. Burleigh Waters

Price: \$1,790,000
Traded: 18 April, 2023
Size: 985m²
4 bed, 2 bath, 2 car



19 Cassowary Dr. Burleigh Waters

Price: \$1,850,000
Traded: 17 Aug 2023
Size: 806²
4 bed, 2 bath, 2 car



28 Honeyeater Dr. Burleigh Waters

Price: \$1,740,000
Traded: 8 Dec 2022
Size: 820m²
4 bed, 2 bath, 2 car



36 Honeyeater Dr. Burleigh Waters

Price: \$1,925,000
Traded: 24 Dec 2021
Size: 827m²
3 bed, 2 bath, 2 car



16 Honeyeater Dr. Burleigh Waters

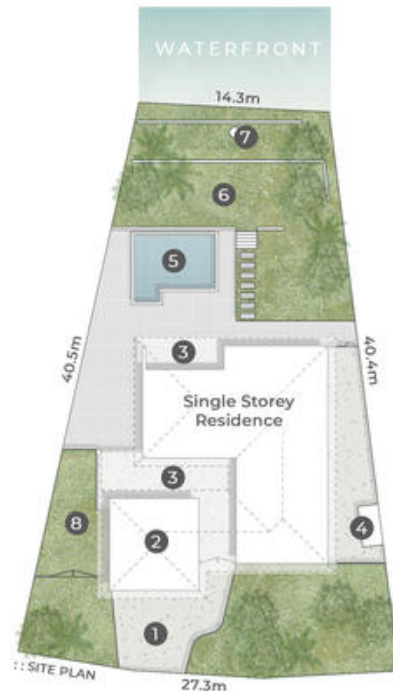
Price: \$2,000,000
Traded: 8 Aug 2022
Size: 828m²
3 bed, 2 bath, 2 car



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.



- LEGEND**
- 1. Driveway Parking | 2. Double Garage
 - 3. Covered Patios | 4. Garden Shed (3.0 x 1.5)
 - 5. Swimming Pool | 6. Grass Terrace
 - 7. Fire Pit | 8. Boat Parking



HONEYEATER DRIVE

58 Honeyeater Drive BURLEIGH WATERS



867m² | 4 Bed | 2 Bath | 2 Car + Off-Street

Internal 152m² | Covered Patios 56m² | Garage 44m² | Total 252m²

Michael Mahon 0414 275 272
Lauren Mahon 0491 111 939

This is not a legal document therefore all measurements and information provided is subject to survey. No permission is given to use or alter this Floor Plan without the consent of Pure Design Concepts. The overall presentation style, layout, imagery, fonts, background, colours and terminology has been originally created by PDC and is subject to strict copyright. No ownership is taken of building design. Find out more at puredesignconcepts.com.au

pdc.

"Grow with the flow"

Visit www.addresshere.com

Burleigh Waters Suburb Profile

23 million years ago, the volcanic eruption of Mount Warning nestled Burleigh in the embrace of two natural headlands, rendering it unique and incomparable to anywhere else on the Gold Coast.

Walk north from Burleigh and your feet won't be troubled by another hill until well past Brisbane. Like Byron to the south, or Noosa to the north, Burleigh's natural beauty has attracted people longer than anywhere else on the Coast, and has nurtured a community that is as inclusive and welcoming as it is vibrant and cosmopolitan.

On the point of Tallebudgera Creek, Burleigh Heads is a National Park and local recreation spot loved by locals today as it has been by local Aboriginals for thousands of years. It is known to be a perfect vantage point to watch surfers working Burleigh's world famous break. Two kilometres of beautiful beach, lined by the oldest Norfolk pines on the Coast and framed by parks and a walking path loved by young and old... the foreshore is a community treasure.

On James St, in the heart of Burleigh you will find tradition and avant-garde walking arm in arm in a fusion that is both urbane and charming. With Dining choices ranging from the best and most famous the Gold Coast has to offer, to unique street eateries and two surf-clubs on the beach – you can't go wrong! Situated on the Gold Coast Highway, Burleigh is close to Broadbeach and Surfers, and has quick and easy access to the M1 at West Burleigh. Shopping is well catered for with specialty stores, major supermarkets and a farmers' market every weekend! Burleigh is also a mecca for small and medium business. Beyond the beach, the stylish neighbourhoods that surround Burleigh's beautiful lakes and canals are just a short walk away. According to the 2016 census, there were 10,077 people in Burleigh Heads and 14,310 people in Burleigh Waters. Burleigh is serviced by a variety of good schools including two state primary schools, and private schools such as Marymount College, St Andrews Lutheran College, Kings Christian College and Hillcrest.





'Real Estate's New Generation'



MICHAEL MAHON

M 0414 275 272

E Michael@m-motion.com.au

1300MYSUCCESS

LAUREN MAHON

M 0491 111 939

E lauren.mahon@m-motion.com.au

m-motion.com.au