



74, 596-600 David Low Way, Pacific Paradise



## Great Location, Amazing Lifestyle

Occupying a prime and convenient location within the “Living Gems” over 50’s gated community, this lovely and well-presented villa is mere footsteps away from the central hub with its array of fantastic facilities for an active and social lifestyle.

Three bedrooms, two bathrooms and a separate office are conveniently arranged around a spacious open-plan living area with a stylish central kitchen featuring Bosch appliances and a large walk-in pantry.

The master bedroom opens to a private covered patio which is a great place to entertain friends or simply sit down, relax and enjoy the summer breezes.

2.7m ceilings throughout, ducted air-conditioning, ceiling fans, stone benches, soft-close cabinetry and plantation shutters add to the fresh, contemporary and inviting feel of this residence.

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<b>Price</b>	\$875,000
<b>Property Type</b>	Residential
<b>Property ID</b>	328
<b>Floor Area</b>	173 m2

### Agent Details

Lydia Kirn – 0412 542 644  
Warren Ellis – 0415 141 410

### Office Details

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Just a short stroll from the main entrance and the stylish stone cladding of the exterior walls, you will find everything you could ever wish for to be creative, pursue your hobbies, exercise and share good times with friends. A large heated pool with spa and sauna is flanked by a tennis court and an all-weather bowling green. Inside the main building, there is a snooker room, a ping-pong room, a gym and a golf simulator that allows you to play the world's most glorious courses without the inconvenience of international travel.

If you just want to wind down and relax, there is a fully equipped movie theatre for your blockbuster nights, a television lounge with fireplace, plus a library stacked with more books than you'll ever be able to read. You can also treat yourself to a massage, pamper yourself in the hair salon, or create a work of art in the workshop or craft studio.

The community club is on a grand scale and can accommodate everyone in the complex for larger events, with a complete industrial kitchen and a fully stacked bar to one and a theatre stage to the other side.

The complex also provides an RV parking area, with an adjacent, well-equipped workshop.

Local shops, restaurants and a large supermarket are within walking distance. The Twin Waters shopping village, golf course, surf beaches and the Sunshine Coast airport are only a short drive away. The Maroochydore shopping plaza is less than ten minutes down the road. There is a bus stop right outside, with a great network of services to everywhere on the Sunshine Coast.

Whereas other developments are experiencing lengthy delays, this fabulous property is available immediately and ready to move in.

Don't miss this opportunity and call Warren for your inspection.

Features include:

Contemporary residence in award-winning gated over 50's community

Well-presented and ready to move in

Three bedrooms, two bathrooms, separate office

Contemporary kitchen with walk-in pantry

Alfresco patio with lovely breezes and aluminium shutters

Ducted air-conditioning plus solar

Solar water heating

Oversized single garage with epoxy easy-clean flooring

Amazing resort-style facilities

Lap pool, spa and sauna

Tennis court and all-weather bowling green

Snooker room, table-tennis room and gym

State-of-the-art golf simulator

Fully equipped movie theatre

Large library

TV lounge with fireplace

Grand clubhouse with bar

RV parking and workshop

Pet-friendly

Close to shops, restaurants, golf courses and airport

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