



9 Canaipa Ridge Rd, Russell Island



## ISLAND LUXURY LIVING!

9 Canaipa Ridge Road is a luxurious and well-designed family home set in a serene bushland backdrop. Conveniently situated between the ferry terminal and Sandy Beach, just a few minutes from each, you will be able to enjoy the added bonus of the Wahine Drive boat ramp only 1km away.

Here's a breakdown of the key features and highlights:

### Exterior:

- **Electric Front Gate Entry:** Adds both security and a welcoming touch.
- **Bushland Backdrop:** Offers a beautiful and peaceful environment.

### Interior:

- **Open-Plan Layout:** The 2 Pac kitchen, living, and dining zone create a spacious and light-filled environment.
- **Trendy Flooring:** The on-trend flooring adds a modern touch to the living space.
- **Ducted Air-Conditioning:** Ensures comfort throughout the home.
- **Direct Access to Covered Alfresco:** Seamlessly connects indoor and outdoor living spaces.

### Bedrooms:

- **Four Bedrooms:** Provides ample space for family members or guests.
- **Master Suite:** Includes ensuite and a walk-in robe with floor lighting, adding a luxurious touch.

### Bathrooms:

4 Beds 2 Bathrooms 3 Carports 599 m2

**Price** \$520,000  
**Property Type** Residential  
**Property ID** 3252  
**Land Area** 599 m2

### Agent Details

Scott Cooper - 0450 522 399

### Office Details

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- **Two Bathrooms:** Convenience for a growing family or guests.

#### Outdoor Spaces:

- **Large Covered Alfresco:** Perfect for entertaining with views over the yard.
- **Wrap-around, Fully Fenced Front Yard:** Offers privacy and a secure play area.
- **Lush Lawn:** Enhances the aesthetics of the outdoor space.

#### Additional Amenities:

- **Ceiling Fans Throughout:** Enhances ventilation and comfort.
- **Solar Power System:** A sustainable and cost-effective energy solution.
- **Midge Screens/Security Screens:** Provides protection against insects and enhances security.
- **Tinted Windows:** Adds privacy and helps regulate indoor temperatures.
- **Smeg Dishwasher:** A high-end appliance in the well-equipped kitchen.
- **Timber Oak Flooring:** Adds a touch of elegance and warmth.
- **4 Years Old:** Relatively new and very well-maintained property.

#### Location:

- **1km from Wahine Boat Ramp:** Ideal for water enthusiasts.
- **4.5kms from Ferry Terminal and Shopping Centre:** Close and handy.
- **3.5kms from Sandy Beach Reserve:** Fishing! Swimming! Boating!
- **Twenty-minute ferry ride from the mainland (Redland Bay) with Brisbane city forty minutes north and the beautiful Gold Coast forty minutes south:** Conveniently located for those who need to commute.

This home seems to offer a perfect blend of luxury, functionality, and a peaceful lifestyle. The thoughtful design, modern amenities, and attractive location make it an appealing option for potential buyers looking for a high-quality living experience. Alternatively, this could be the perfect investment opportunity to own a long-term rental on the ever-growing Russell Island.

Please call Scott on 0450 522 399 to book a private inspection today.

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