



45 Heathcote Circuit, REDLAND BAY, QLD 4165

Fully Turn-Key Coastal Living – Brand New

THE PROPERTY

Positioned in the sought-after Shoreline Estate, this fully turn-key, brand-new coastal home offers the complete package - landscaping, fencing, and premium finishes all done and ready for you to move straight in. With higher-than-standard ceiling heights enhancing the sense of space and light throughout, this home delivers a premium feel from the moment you walk in. Skip the long land registration delays and building timeframes - this home will be ready within 90 days.

THE HOUSE

Designed for modern family living, the home features four spacious bedrooms, including a stunning master suite complete with a walk-in wardrobe and private ensuite. Both bathrooms are beautifully finished with floor-to-ceiling tiles, delivering a high-end coastal aesthetic.

The layout offers two generous living areas, including a large open-plan living and dining zone plus a separate leisure/media room - perfect for movie nights or a quiet retreat. Comfort is assured with split system air conditioning in both the master bedroom and main living area, providing year-round climate control.

At the heart of the home is a stunning designer kitchen featuring a 40mm island benchtop, 900mm induction cooktop and oven, and quality finishes throughout. The oversized island makes entertaining effortless while connecting seamlessly to the main living and outdoor spaces.

OUTDOOR AMENITIES

Step outside to a grand outdoor entertaining area, ideal for hosting family and friends.

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: Sold

INTERNET ID: 25P0445

SALE DETAILS

**SOLD BY ALEX
TINCKNELL FOR
\$1,150,000**

CONTACT DETAILS

Redlands
7/123-135 Bloomfield Street
Cleveland, QLD
07 3286 6587

Alex Tincknell
0438 882 299

With landscaping and fencing already completed, the yard is low maintenance and ready to enjoy from day one.

THE LOCATION

Located within walking distance to scenic walking trails, Blip Caf  , multiple parks, and Bayview Conservation Park at the end of the street, you'll enjoy kilometres of walking and bike tracks right at your doorstep. The beautiful Shoreline waterfront sits at the front of the estate, offering peaceful coastal outlooks and lifestyle appeal.

Shoreline is one of Redland Bay's most exciting new developments, with future shopping, caf  s, sporting fields, and waterfront precinct upgrades still to come - making this not just a home, but a smart lifestyle investment.

EXTRAS

Fully turn-key finish including landscaping and fencing

Higher-than-standard ceiling heights

Split system air conditioning in master and living area

Double lock-up garage

Solar system

Leisure/media room

900mm induction cooktop and oven

40mm island benchtop

Floor-to-ceiling tiled bathrooms

UNIQUE SELLING POINTS

Brand new, fully complete, and move-in ready - without the two-year wait to register land and build. Combining elevated ceilings, premium inclusions, coastal style, and a thriving lifestyle location, 18 Heathcote Circuit presents an exceptional opportunity in one of Redland Bay's fastest-growing communities.

- Land Area 420.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2