



## 15 Coral Fern Circuit, MURWILLUMBAH, NSW 2484

### One-of-a-Kind Family Home with Separate Dual-living in Riva Vue Estate

Every so often, a property comes along that is truly unforgettable - one that blends scale, flexibility, and breathtaking outlooks in a way that is rarely found again. Positioned high on an elevated 834sqm block, this exceptional residence in the highly coveted Riva Vue Estate captures sweeping 180-degree views across Mt Warning, The Cougals and the Border Ranges.

From the moment you step inside, it's clear this is no ordinary home. Light-filled interiors frame the ever-changing scenery, while thoughtful design delivers comfort and privacy at every turn. Automatic blinds allow you to enjoy uninterrupted vistas during the day while maintaining complete seclusion at night. Landscaped gardens have been carefully created with beauty and simplicity in mind, ensuring the grounds remain as effortless as they are striking.

#### The Main Residence

- \* Three spacious upstairs bedrooms with built-in robes and ceiling fans, including a master retreat with walk-in robe, ensuite, and commanding views
- \* Contemporary family bathroom with separate toilet

**TYPE:** For Sale

**INTERNET ID:** 71P1499

#### SALE DETAILS

**Contact Agent**

#### CONTACT DETAILS

**Tweed Valley & Coolangatta**

1/36-42 Main Street & 3/70 Griffith Street  
Murwillumbah & Coolangatta, NSW/QLD  
02 5602 2950

**Kristie Hoffman**

0427 328 764

- \* Expansive kitchen with Omega 900mm gas stove, LG dishwasher, corner pantry, abundant storage and preparation space, flowing to the dining area
- \* Light-filled living space with air conditioning that connects seamlessly to the front balcony, where the panorama takes centre stage
- \* Separate laundry with storage
- \* Garage plus a large rear workshop and storage area

#### The Self-Contained Studio

- \* Thoughtfully designed to provide true dual living, the lower-level studio offers endless potential - whether for extended family, long-term guests, home business or an income stream.
- \* Generous open-plan layout with full kitchen and bathroom
- \* Private side entry with complete independence from the main residence
- \* Exclusive courtyard and garden, creating a sense of its own sanctuary

#### The Outdoors

- \* Elevated, fully fenced block with tiered terraces supported by extensive stone retaining walls
- \* Established gardens and fruit trees, designed for year-round enjoyment and minimal upkeep
- \* Outdoor areas that enhance both livability and lifestyle

#### The Location

Riva Vue Estate is regarded as Murwillumbah's most sought-after new address - and uniquely, it is the closest estate within walking distance to town. Stroll just 100m to Rous River Way Park with children's playground, parklands and riding trails, or enjoy the convenience of schools, shops, cafes, and restaurants only moments from your door. In less than 20 minutes you can be on the Tweed Coast beaches, with Gold Coast International Airport just 30 minutes away.

This is more than a home - it is a statement of lifestyle, flexibility and location. Opportunities of this calibre in Riva Vue Estate are extraordinarily rare, and once secured, almost impossible to replace.

Kristie Hoffman 0427328764 ~ Proudly representing the sale of this property.

#### Disclaimer:

All information contained herein is gathered from sources we believe to be reliable. Elders Tweed Valley and its staff will not be held responsible for any act or omission arising from the accuracy of such material.

We cannot guarantee its accuracy and interested persons should rely on their own enquiries.

Other features: Area Views, Close to Schools, Close to Shops, Close to Transport, Kitchenette

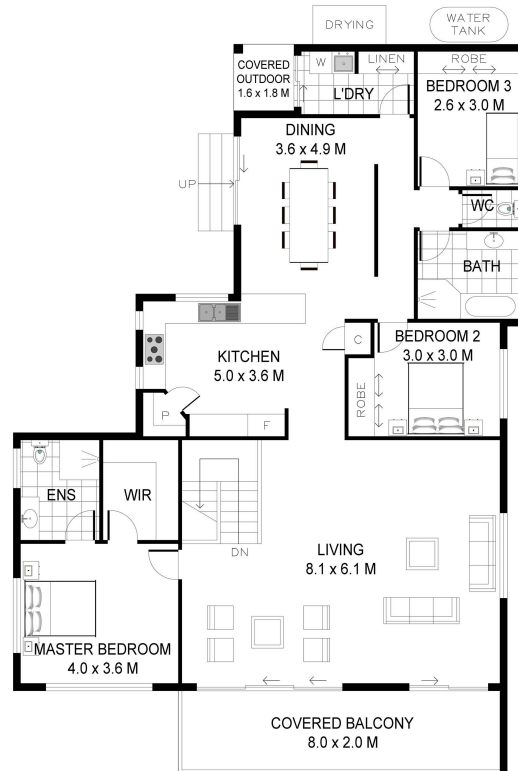
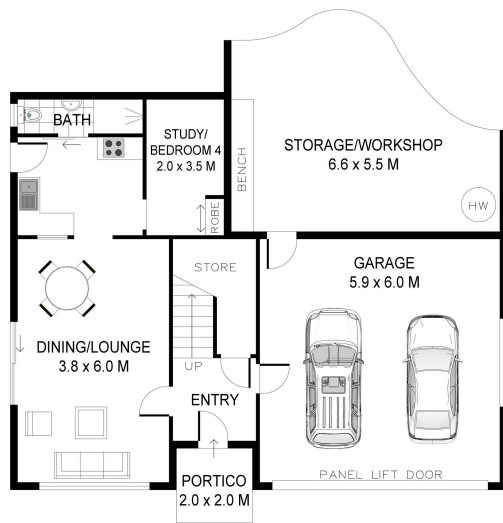
- Land Area 834.00 square metres
- Bedrooms: 4
- Bathrooms: 3
- Double garage
- Ensuite











Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

INTERNAL : 272 SQ.M.  
EXTERNAL : 23 SQ.M.



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