GC Prestige
RESIDENTIAL

EXPRESSIONS OF INTEREST

245 Stanhill Drive

Chevron Island · Surfers Paradise QLD 4217

Brand-new riverfront residence on the Nerang River

- 5 bed
- 4 bath + 2 WC
- 4 car
- 506 m² land
- 15.08 m river frontage

Information Memorandum · October 2026
Oktay Vali · 0424 674 031 · gc@gcprestige.au





AT A GLANCE

A new home with the river at the back door

ADDRESS	245 Stanhill Drive, Surfers Paradise QLD 4217 (Chevron Island)
TITLE	Lot 458 on RP93882 · freehold
LAND	506 m² · 15.08 m to the river and 15.08 m to Stanhill Drive · 33.52 m deep
HOME	Brand-new double-storey residence
ACCOMMODATION	5 bedrooms · 4 bathrooms plus 2 separate WCs · media room / study · 2 living areas
PARKING	Double garage plus 2 further spaces
WATER	Nerang River, 6-knot stretch · pontoon possible, subject to approval
COUNCIL	City of Gold Coast
SALE METHOD	Expressions of Interest

THE HOME

Built new, for life on the water

A purpose-built double-storey home on one of Chevron Island's riverfront lots, looking across the Nerang River to parkland, HOTA and the Surfers Paradise skyline.

Ground floor. One open-plan kitchen, living and dining zone runs the depth of the house and opens straight onto a covered alfresco terrace at the water's edge. A guest bedroom with its own ensuite and walk-in robe, a media room or study, a powder room and a separate laundry complete the level.

Upstairs. Four large bedrooms and a second living room. The master suite has a double-vanity ensuite, a large walk-in robe and a private covered balcony over the river.

Position. A short walk to the Chevron Island cafés and bars on Thomas Drive, with Surfers Paradise and the beach across the bridge.

Details as advised by the vendor. Buyers should make their own enquiries.







RIVERFRONT LIVING

The alfresco sits right on the water





GALLERY

Kitchen, living and dining







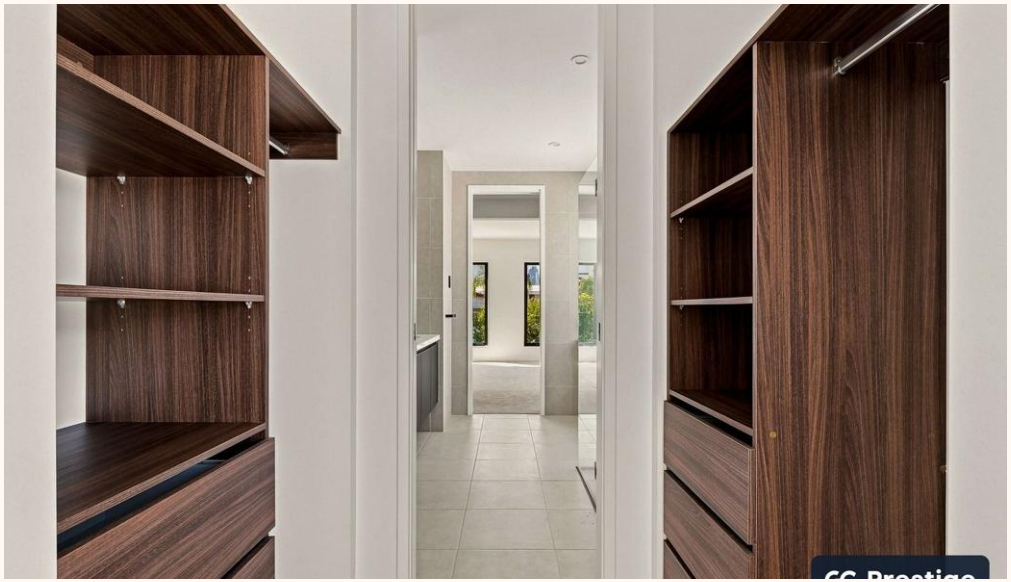


GALLERY

Bedrooms and bathrooms

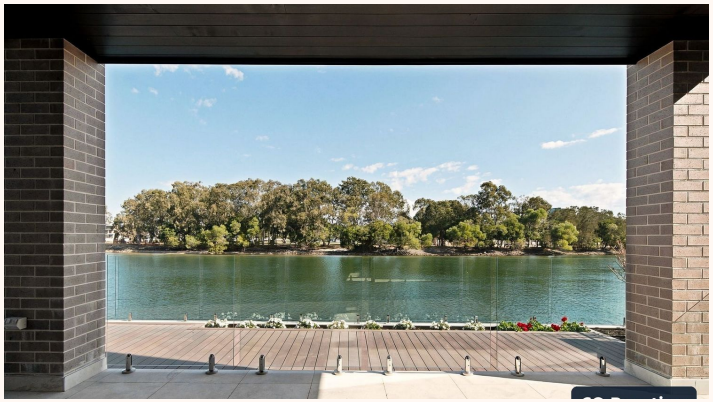














THE SITE

506 m² with 15.08 m of river frontage

Lot 458 on RP93882 is a regular 15.08 m × 33.52 m block running from Stanhill Drive straight down to the Nerang River, on a 6-knot stretch of water.

The home is fully built and brand new. A pontoon is possible, subject to approval.

Dimensions from the Queensland cadastre. Indicative only.







LOCATION

Chevron Island

A small, tightly held island between HOTA and the Surfers Paradise beachfront, joined to both by bridges. Thomas Drive's cafés, bars and shops are a short walk away.

Surfers Paradise beach ≈ 3 min · HOTA ≈ 4 min · Southport ≈ 8 min · Pacific Fair ≈ 10 min · Gold Coast University Hospital ≈ 12 min · Gold Coast Airport ≈ 30 min · Brisbane CBD ≈ 65 min.

Approximate off-peak drive times by road (OSRM).

SALE PROCESS

Expressions of Interest

245 Stanhill Drive is offered for sale by Expressions of Interest. Please submit your offer in writing with:

1. Price · 2. Deposit · 3. Finance and other conditions · 4. Due-diligence period · 5. Settlement date · 6. Buyer's solicitor

All offers are put to the owner. The owner may accept, negotiate or decline any offer at any time.

SUBMIT AN OFFER ONLINE

gcprestige.au/eoi

Lodge your offer in under 2 minutes

CONTACT

Oktay Vali

Managing Director, GC Prestige
0424 674 031 · gc@gcprestige.au
1300 937 981 · gcprestige.au
Southport | Gold Coast

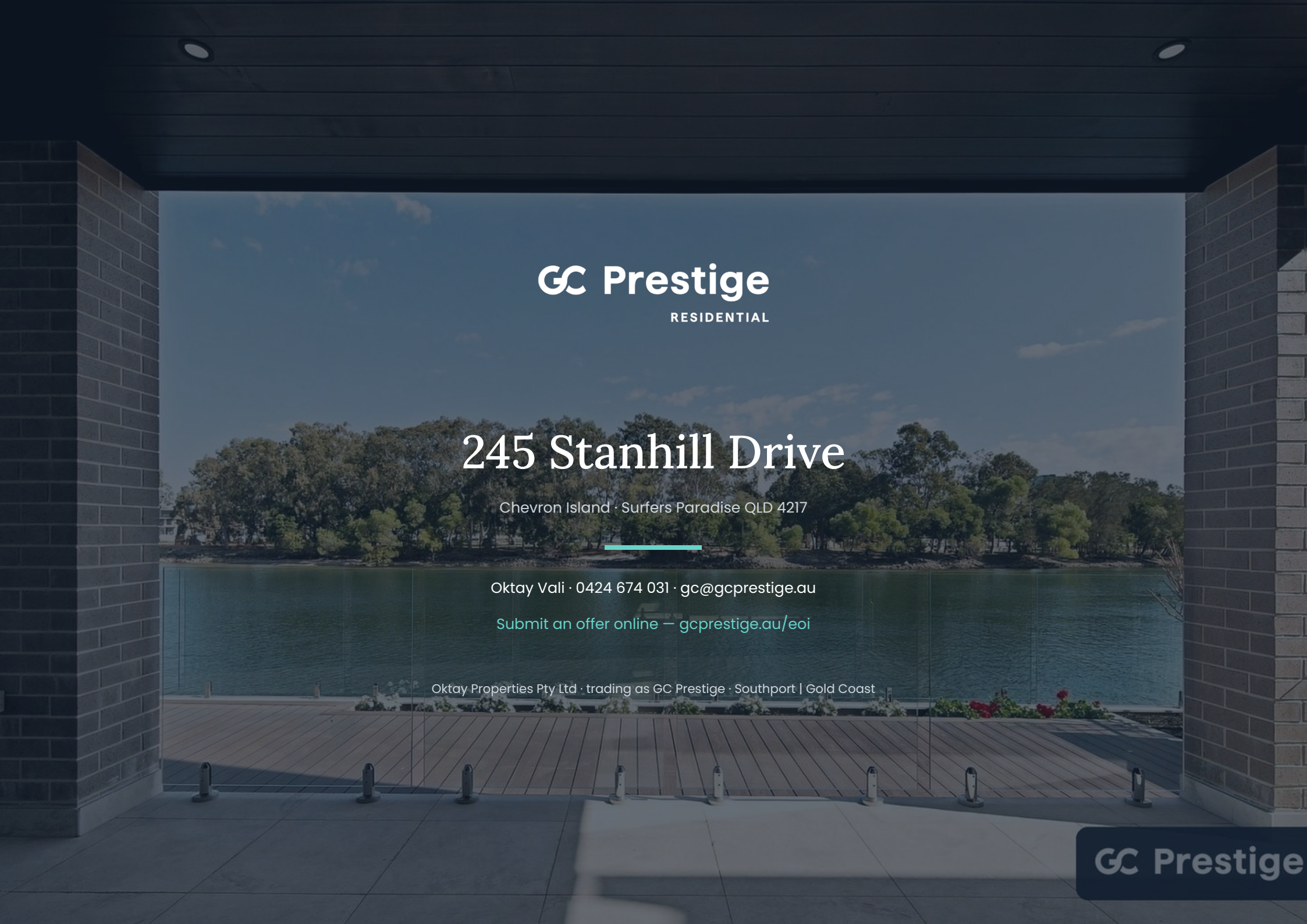


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Prospective purchasers must make their own enquiries and obtain independent legal, financial and technical advice. Any pontoon or other works are subject to the approval of the relevant authorities. To the extent permitted by law, GC Prestige and the owner accept no liability for any loss arising from reliance on this document.

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