

**1 Baroona Street, Rochedale South, Qld 4123**



**Sold House**

Friday, 1 December 2023

1 Baroona Street, Rochedale South, Qld 4123

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 607 m2**

**Type: House**



Mandeep Singh

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**\$805,000**

Lifestyle: This property's unique lifestyle offerings are truly plentiful. Peaceful, private and spacious, this home offers relaxed living and is conveniently located. From the moment you step foot through the front gate and are graced by the beautifully manicured gardens and well-maintained home, the level of care and thought that has gone into every aspect of this home is evident. Close to all that popular Rochedale South has to offer, in a quiet neighbourhood, bringing great convenience and joy for many years to come.

Accommodation: Positioned on an elevated corner block, 1 Baroona Street offers a combination of classic appeal and contemporary comforts. The split-level brick home is host to three spacious bedrooms, each complete with built-in wardrobes and split-system air-conditioning. A functional two-way main bathroom services each of the rooms and showcases a large timber vanity, beautiful rainfall shower head and separate toilet. Head down four short steps to be dazzled by the open plan kitchen, dining and living area. Four meter high vaulted timber ceilings, an exposed brick wall and polished timber flooring, only add to the classic elegance felt when you enter the home. The living room is air-conditioned, making it a pleasant environment with great ambiance. The heart of the home is within your stylish kitchen; finished with attractive Caesar stone countertops and splashbacks, plumbed fridge space, quality stainless steel appliances including Westinghouse gas cooktop, oven and integrated dishwasher, and ample cupboard storage space. Thoughtfully designed with bi-folding glass windows which double as an external breakfast bar or servery for an outdoor experience. Outside the expansive covered outdoor entertainment area is a true highlight of the home and makes for a great place to spend time with family and friends for hours on end. The two carports provides covered parking for two vehicles, while the garden shed provides a safe space for storage. With the added benefit of solar panels, the property harnesses the sun's power to reduce electricity costs and promote sustainability, minimising your carbon footprint. Private and secure, the fully fenced yard with low-maintenance gardens and welcoming family friendly neighbourhood completes the wonderful lifestyle on offer in this amazing home.

Features: 3-Bedrooms, 1-bathroom, 2-carports, split-level brick home, vaulted ceilings with skylights, air-conditioning, built-in wardrobes, open plan living, modern kitchen, Caesarstone benchtops & splashback, quality stainless steel appliances including Westinghouse gas stove and oven, integrated dishwasher, plumber fridge space, bi-folding glass window & servery, French-style doors, security screening, large covered deck & outdoor entertainment area, easy to maintain yard, garden shed, solar panels, fully fenced with secure gated access, on a 607sqm corner block.- A short walk to Baroona & Mountain View Parks.- Local shopping and medical centres available within 3-minutes drive to Rochedale Shopping Village.- Within school catchment for Springwood Road State School & Springwood State High School, while nearby to well-known private schools including St. Peters Catholic Primary School, Calvary Christian College, Redeemer Lutheran College & John Paul College.- Easy & convenient access to the M1 & Gateway motorways with only 25-minutes to Brisbane CBD & Brisbane Airport, & 45-minutes to Gold Coast, you couldn't ask for a better location!

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