

**12 Bonhill Court, Hillcrest, Qld 4118**

**Sold House**

Friday, 6 October 2023



**12 Bonhill Court, Hillcrest, Qld 4118**

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 965 m2**

**Type: House**



Lynda Lim

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**\$651,000**

**UNDER CONTRACT ! CALL LISTING AGENT FOR PRICE !**Situated in the lovely neighborhood of Hillcrest, this elevated and large property offers an exceptional living experience. Nestled on a large block spanning 965 square meters of land, this residence provides ample space and a serene environment to call home. With 4 bedrooms and two bathrooms, this property is designed to accommodate a comfortable and spacious lifestyle. The bedrooms offer privacy and tranquility with suburban views from the large windows. This property boasts of a double covered carport, providing secure parking for two vehicles. Additionally, it features 3 living areas, including a rumpus room (currently converted into 4th bedroom offering versatile space for relaxation, entertainment, games room for quality family time. One of the standout features of this property is the impressive pool next to the extra large patio area. The large pool invites you to enjoy refreshing dips on hot summer days, while the spacious patio provides a perfect spot for outdoor entertaining or simply unwinding with family and friends. The combination of the pool and patio creates a delightful oasis where you can relax and it also makes a great venue to celebrate all your special occasions such as birthdays, anniversaries, Christmas parties and more as it is spacious enough to accommodate over 80 guests at any one time. There are 2 separate large sheds in the backyard offering you more than ample space for storage. If you are creative, the larger sheds can be converted to a teenager's retreat or self contained unit as it has plumbing and power facilities all wired up waiting to be connected. The separate entrance allows full privacy being away from the main residence. This space offers a self-contained living space, perfect for guests, extended family, or as a potential rental opportunity (subject to council approval). This space is currently being used as storage. Although it needs a bit work / renovation but the structures, plumbing, power supply are all ready for you to turn it into a good size liveable space subject to council approval. Sitting majestically on a hilltop, this property offers breathtaking suburb views that can be enjoyed from various vantage points. The elevated position, approximately 55 meters above sea level, ensures a sense of bright natural light all day and allows for cool breezes to flow through the residence 24/7. The 2 air conditioning units are hardly used because you hardly feel hot inside this property. Located in a quiet cul-de-sac, this property offers a peaceful and private setting with very minimal traffic. The matured landscaping adds to the overall charm, creating a lush and inviting atmosphere. The well-maintained gardens and greenery provide a beautiful backdrop view for you to enjoy while you sit in the patio sipping a cuppa in the patio. Inside the property, you'll find hybrid timber flooring throughout all the rooms, adding a touch of warmth and elegance in winter. This flooring option combines the durability of synthetic materials with the natural beauty of timber, providing a low-maintenance. The open plan comfortable size kitchen can easily sit a total of 12 guests dining table. The layout plan made it very convenient as the dining area is situated right next to the patio for serving guests. In summary, the property at 12 Bonhill Court, Hillcrest, offers an elevated position with a large block size and stunning suburb views. With four bedrooms, two bathrooms, 3 living areas, a huge pool and patio, 2 large storage sheds and matured landscaping, this property provides plenty of space and a serene environment for comfortable living. The hybrid timber flooring adds a touch of sophistication to the interior. This property comes with a brand new hot water system, a fairly new air conditioning system, a fully refurbished / repaired roof tiles, replaced hybrid timber flooring, and it comes with a full certified pool certificate and smoke alarm certification. Currently leased till Oct 2023. Rental appraisal is \$580 to \$600/wk. LOCATION: 5 minutes to Grand Plaza Shopping Centre 3-5 minutes to schools Easy access to Mt. Lindesay Highway and Logan Motorway Less than 1 minute walk to buses 2 minutes walk to Ponderosa Park featuring kids' playground with bike & walking paths 4-5 minutes walk to Greenbank RSL