

12 Sands Court, Collingwood Park, Qld 4301



House For Sale

Tuesday, 21 November 2023

12 Sands Court, Collingwood Park, Qld 4301

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



LEYTON ROBINSON

Submit Offers

Situated on a generous 568m² in a quiet and peaceful cul-de-sac, this home offers a great opportunity for families looking for more space to raise a family, and would also suit the savvy investor alike. Featuring a seamless floor plan that allows the perfect blend between indoor and outdoor living. The master bedroom is of good size and complete with a walk in robe and ensuite. The three remaining bedrooms also of good size offer built-in wardrobes and are serviced by a main bathroom, and separate toilet. The open plan dining/kitchen boasts a large wrap-around bench for the chef of the family which can also be utilised as a breakfast bar, ample cupboard space for storage along with quality electric appliances including oven, cooktop and dishwasher. Located at the heart of the home is the spacious living area which is great for the family to come together for entertainment and movie nights. At the end of the day when it is time to relax, head on out to the undercover patio area which is cosy and private for a cool beverage and watch the kids play on the spacious and flat back yard, which has plenty of room for a trampoline or even playhouse. The stone wall is also a blank canvas for that next gardening project or kept as is for easy maintenance living. Fully fenced and with side access you can easily hide that small boat or trailer. This property is currently tenanted until 22/5/25. And has a current rental return of \$420.00 pw with an updated appraisal at \$530 - \$560 pw. Features include:- Large master bedroom with walk-in robe & ensuite- Additional 3 bedrooms all with built-in robes- Large living areas with air-conditioning- Spacious kitchen with electric stove, oven, dishwasher- Air-conditioning to the open plan dining and kitchen area- Bathroom with bathtub, vanity, shower and separate toilet- Double car lock up, with internal and external side doors- Outdoor undercover patio area- Fully fenced- Security screens on all doors and windows- Ceiling fans to all bedrooms Location Highlights:- 3 min walk to Bus stop- 4 min walk to Goodstart Early Learning- 2 min drive to Collingwood Park Shopping Village- 5 min drive to WoodLinks State School- 6 min drive to Collingwood Park State School- 6 min drive to Redbank Plaza- 8 min drive to Redbank Train Station- 9 min drive to Riverview Train Station- 19 min drive to Ipswich- 34 min drive to Brisbane 10 minute drive to:- Orion Springfield Central- Orion Lagoon- St Peters Springfield- University of Southern Queensland- Springfield Central State High School- World Gym Springfield- Robelle Domain- Multitude of Local Amenities and Eateries*All distances are Approximate To arrange a private inspection please call Leyton Robinson on 0427 490 315. Disclaimer- 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.