

# 12 Woodview Street, Samford Valley, Qld 4520



## Sold House

Friday, 1 September 2023

12 Woodview Street, Samford Valley, Qld 4520

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 6607 m2

Type: House

**\$1,317,000**

This lovely well located, spacious timber home is ready for its next exciting chapter. Securing an elevated home with these beautiful views of the valley on a fully usable 6,607m<sup>2</sup> of land in the sought after Samford Valley is as rare as it gets, but here you have a well-built property that is ripe for you to put your own stamp on. Located on a no through road that is only minutes from Samford Village, Sporting Fields, Bowls Club and the beautiful Samford Walking Tracks you cannot go wrong. This home has been built to accommodate the cool cross breezes that flow through the plentiful windows in the summer and the home has a wonderful combustion fire to keep you toasty warm in the winter. This country home offers a very spacious light filled open plan living with timber floors throughout. The Kitchen with oodles of cupboard space, double oven, island bench and views across your land and beyond. The Dining Area is big enough for the largest of tables and has sliding doors to a timber deck. The Family Room is in the heart of the home with sliding doors to the decks on both sides, and ample space for large family get togethers. There is a second lounge for the quieter moments, a place to read a book, relax looking at the views or it could be an ideal movie room. Down the hallway you will find 3 spacious Family Bedrooms with robe space and the views continue. There is a Family Bathroom with shower, vanity and toilet. The huge Master Bedroom has plenty of robe space and views to the rear of the home and En-suite with Shower, Vanity and Toilet. The Laundry has a sink, shelves and a door to the rear deck. The Home Office is well located away from the family lounges so work can be completed in peace. The home enjoys timber floors throughout, and a calmness that only country homes enjoy.

**At A Glance**  
Fully Usable 6,607m<sup>2</sup> Block, Fenced On 3 Sides  
Large Timber Kitchen with Island Bench  
Spacious Family Room with 2 Decks And Views  
Dining Area with Views And Deck  
Light Filled Second Lounge Room And Views  
3 Family Bedrooms with Robe Space  
Family Bathroom with Shower, Toilet and Vanity  
Huge Master Bedroom with Robe Space, Ensuite with Shower, Vanity and Toilet.  
Home Office  
Laundry  
2 Timber Decks  
Double Garage  
Garden Shed  
Town Water  
5kw Solar Power (Installed 2021)

This home is ready for its next adventure, a lucky buyer will secure this lovely country home where you can put your own mark and reap the benefit of this beautifully located, strongly built, well loved, blank canvas in a growing community. Call me today to inspect, as homes like this one in this location, will not last long.