

**130 Kent Road, Kalinga, Qld 4030**



**House For Sale**

Monday, 29 January 2024

130 Kent Road, Kalinga, Qld 4030

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 607 m2**

**Type: House**



Kim Olsen

## For Sale

1920s built, this freshly renovated character home offers an easy living lifestyle, just 7 km from Brisbane CBD. Cooling cross breezes flow through multiple living spaces both inside and out. High ceilings, warm timber flooring and light filled rooms make way for open plan living & shaded entertaining deck, perfect for casual meals with friends and family. Wonderfully private, the large rear garden, family sized pool & pavilion are the perfect spot to end busy working days. A contemporary farmhouse kitchen that overlooks the pool and garden, strikes the perfect balance between sleek design and traditional character. Premium finishes and quality appliances in this stunning kitchen are a foodie's dream. With a fresh neutral decor, air conditioning and quality finishes throughout, 130 Kent Rd will welcome you home. Downstairs, a cleverly designed multi-purpose area provides space for growing families, houseguests or keen hobbyists. With an additional bathroom, home office, separate entrance & practical mud room, this lower level is a valued addition to the home. Off street parking for 2 vehicles with additional space for boat or caravan ensures this property is as practical as it is beautiful. Features - Kitchen - Stone Benchtop, Brodware taps, farmhouse style sink, Miele integrated dishwasher, Smeg 900mm gas/electric freestanding cooker, rangehood, extensive cabinetry & plumbed double fridge space- Bathroom - twin vanities, claw foot bath, rain shower- Rear entertaining deck with retractable shade blinds- Large rear garden with wide side access for 2 tandem cars plus boat or trailer- Pool, entertaining pavilion & secure storage room- Internal stairs to multi purpose area including bathroom, toilet, mud room, home office with separate external access & media room - Air Conditioning & Ceiling Fans- Plantation shutters, quality cabinetry throughout- Undercover terrace for laundry, children's play & gym- Traditional front verandah & central hallway- High ceilings & timber flooring- Decorative timber fretwork, VJs, French doors- Insect screens- Gas instantaneous hot water- Low maintenance landscaped gardens- Automatic driveway gate- Woolloowin State School & Kedron High School catchments - Well located to a range of quality private schools- Nearby restaurants, cafes, services & Lutwyche Shopping Centre- Bus at the door with Eagle Junction Rail Station nearby- Moments to Inner City Bypass & Brisbane Airport- 150m to Melrose Park via laneway on Kent Rd- Short walk to Kedron Brook, Kalinga & Shaw Parks- Land 607m<sup>2</sup>, fully fenced Residents of Kalinga are attracted to the strong community in this family friendly suburb where wide, tree-lined streets, character Queenslanders & stylish contemporary homes compliment the expansive green spaces of nearby Melrose, Shaw & Kalinga Parks. Along with kilometres of Kedron Brook bikeway, Kalinga offers families an enviable lifestyle with walking tracks, playgrounds & sporting fields in this city fringe location. Popular cafes and restaurants are just a stroll away for Sunday brunch or dinner with friends whilst nearby Lutwyche Shopping Centre offers busy families a range of supermarkets under one roof. Quality state and private schools are an easy walk from home with local rail and bus services providing fast commutes for city travellers. With the Inner City Bypass, major arterial roads and Brisbane airport nearby, 130 Kent Rd is perfectly located to provide convenient travel across the city and beyond. Beautifully renovated home and ready for new owners to create their own memories, call Kim Olsen today on 0413 539 865. This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.