

**162 Tygum Road, Waterford West, Qld 4133**



**House For Sale**

Tuesday, 28 May 2024

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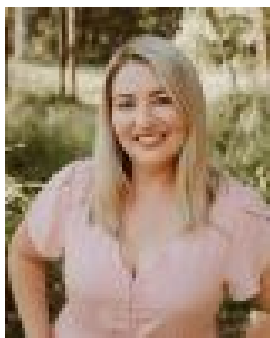
**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 6**

**Area: 2329 m2**

**Type: House**



**KRISTIE STEELE**

0738076334

## 'Offers Over \$790,000'

Situated on a picturesque 2329m<sup>2</sup> property, with your very own gateway access to the Tygum lagoon, walking paths and playground. Offering tranquil lake views with stunning late afternoon sunsets. This home has been an amazing family home for over 44 years and now it is time for another family to enjoy all the benefits. Don't miss this opportunity to have a beautiful half acre block with water views that will take your breath away. Make your own mark on this family home originally built in 1980. Or consider the future Opportunity that may await you being positioned only 100 metres to the Coles Waterford Plaza and Happy House Childcare & Early Learning Centre

Features:

- Enjoy cooking in the spacious galley kitchen with plenty of storage, stunning New Guinea Rosewood timber cabinetry and granite benchtops, 900 electric cooktop and 600 wall oven
- 4 Bedrooms - Master with Air conditioning
- Good size main bathroom with separate bath.
- Cosy up in front the with combustion fireplace in the generous size formal lounge room
- Formal dining including reverse cycle air conditioner
- Plus family meals area attached to the kitchen
- Entertain with ease with a good old fashioned double size pool table room including built in bar to enjoy
- Bring the entertaining together with the attached tiled 6m x 5.8m outdoor area
- Not to mention, enjoy your morning cuppa on the front porch looking over your lushes established gardens
- Security screen doors
- Security cameras
- Fans throughout
- Plenty of linen cupboards
- Built 1980
- 6m x 6m Shed
- 6m x 9m Shed
- 6m x 6m Carport
- Side Access to the back shed
- Fully fenced property
- Currently Zoned as Low Density Residential
- Strategically positioned in the heart of Waterford West, within the City of Logan, one of the largest and fastest growing cities in Australia, with easy access to major motorways and rail corridors
- 38 metres of street frontage
- Lake views

LOCATION FEATURES INCLUDE;

- 6 Minute drive Loganlea Train Station and Logan Motorways.
- Walk to shopping complexes
- Private and public schools within minutes drive
- 30 Minutes drive Brisbane CBD
- Less than hour to Gold Coast Beaches

Waterford West is a perfectly located suburb with great access to all major materials, Shopping centres, Hospitals, Schools & Universities. It has been a stand out mover when it comes to capital growth and with such large blocks and homes in the area, it is sure to gain even more momentum. Call Kristie for your inspection.