

174 College Road, Karana Downs, Qld 4306

House For Sale

Monday, 22 April 2024



174 College Road, Karana Downs, Qld 4306

Bedrooms: 4

Bathrooms: 3

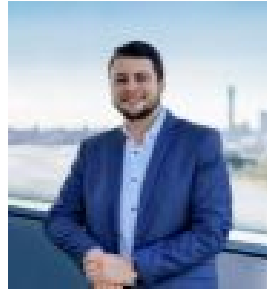
Parkings: 2

Area: 1695 m2

Type: House



Steve Athanates
0414235933



Matt Drayton
0435019874

Offers Over \$849,000

Nestled on an impressive 1,694 square meter block with idyllic views over the local golf course, this exquisite family home at 174 College Road offers a perfect blend of luxury, space, and convenience. Freshly updated with new paint and carpet throughout, this property provides a serene and stylish living environment. The heart of the home features a spacious kitchen equipped with a high-quality Belling cooker, perfect for those who love to cook and entertain. The kitchen's expansive layout and modern appliances make it both a functional and inviting space, leading out to a large rear deck. This outdoor area is ideal for entertaining guests or enjoying quiet evenings with family, overlooking the lush greenery of the golf course. Accommodation includes four generously sized bedrooms, ensuring ample space for family and guests alike. The master suite is a true retreat, complete with a walk-in robe and a well-appointed ensuite, offering privacy and comfort. Additionally, the property includes a two-car accommodation, adding convenience for automotive needs. Living spaces are abundant and versatile, with three distinct living areas that can cater to various needs - whether it's a quiet spot for reading, a playroom for children, or a media room for movie nights. Each space is designed to maximize comfort and usability. Items of note:

- 4 bedrooms, 3 bathrooms, 2 car accommodation
- Spacious kitchen with Belling oven/cooktop overlooking deck, pool and golf course
- Fresh paint and carpet throughout
- Large block with rear yard access and striking street appeal
- Air conditioning in master bedroom and main family area
- Double garage converted to bedroom/teenage retreat/rumpus
- NBN with Fibre to the Node (FTTN) for fast internet
- Within catchments for Mount Crosby State School & Ipswich State High School

Locations:

- Brisbane CBD - 40 minutes
- Ipswich CBD - 15 minutes
- Colleges Crossing - 4 minutes
- Karalee Shopping Village - 6 minutes
- Mount Crosby State School - 4 minutes
- Ipswich State High School - 13 minutes

Brisbane City Council Rates: \$498 per quarter (subject to change)
Water Charges: \$222 per quarter plus consumption (subject to change)

This residence not only offers a luxurious living space but also benefits from its prime location in Karana Downs, close to local amenities and the tranquil surrounds of the golf course. This home is an ideal choice for those looking for a blend of modern living and natural beauty.

Listing Agent: Steve Athanates
Don't be disappointed, call me now - I'm waiting for your call. NGU Real Estate Ipswich - with Offices at Brassall, Ripley, Karalee, Greater Springfield & Toowoomba - We've got Ipswich covered! Results Speak Louder Than Words
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