

**18 Attunga Street, Sun Valley, Qld 4680**



**Sold House**

Tuesday, 21 November 2023

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**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 668 m2**

**Type: House**



Bevan Rose  
0749768000



Aimee Jeffery  
0403403485

**\$506,000**

Introducing 18 Attunga Street, Sun Valley, QLD, 4680 - the perfect family home for those who love to entertain! Situated in an established area and boasting the highest position, this spacious 4-bedroom, 2-bathroom house is an exceptional investment opportunity for families, first home buyers, and investors alike. Set on a generous 668 square metre block, the property offers ample parking with 2 spaces, and an array of impressive features. The open plan living area comprises of a lounge, dining, and kitchen, all featuring cypress timber floors and a 2.7m ceiling height for added spaciousness. The lounge room comes complete with air conditioning and a fan, while the entry showcases a stylish wallpaper feature wall with a cloak cupboard. The modern kitchen is fully equipped with a gas cooktop, under bench oven, dishwasher, microwave space, overhead cupboards, and a pantry. The dining room opens up to a massive undercover entertaining deck, perfect for hosting friends and family. All bedrooms come with air conditioning, fans, built-in cupboards, and carpet. The main bathroom features a bath, shower, double vanity, and a linen cupboard in the hallway. On the lower level, discover a multipurpose room, an additional bedroom, a kitchenette, a second bathroom, and a laundry with built-in cupboards. The 2-car garage includes a workshop and storage area, and the outdoor entertaining space is complete with a built-in pizza oven. Relax in your very own private oasis with an extra pergola for sun lounges, an inground pool with the option for a heater during the cooler months, and immaculate gardens. The property is fully fenced at the back and sides, and is ideally located close to all amenities, a short drive to the CBD and East shores. Don't miss your chance to secure this exceptional Sun Valley home – enquire today! This property seems to offer a range of amenities and features that would be appealing to families, first-time homebuyers, and investors. If you are interested in this Sun Valley home, it's advisable to inquire further to get more specific details and arrange a viewing if it meets your requirements.\*Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.