

194 Strong Avenue, Graceville, Qld 4075

House For Sale

Monday, 18 March 2024

194 Strong Avenue, Graceville, Qld 4075

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 620 m2

Type: House



Zac Fields

0428246865

Top Offer - Closing Tue 26th March at 4pm

Just metres from leafy Graceville Avenue Park and the family-friendly Simpsons Playground Reserve, this four-bedroom property fuses modern elegance with timeless design. Featuring an elevated aspect, this exceptional residence also boasts exquisite interiors and marvellous entertainment options. Showcasing an attractive character facade complemented by mature front gardens, the home also has timber floors and a fresh white palette. Flowing from a covered front deck, a spacious open-plan living and dining area serves as the heart of the property. Providing all the essentials for preparing a delicious meal, an immaculate adjoining kitchen displays a breakfast bar, a tiled splashback, a walk-in pantry and ample cupboard storage. Outdoor living is a breeze on the huge covered rear deck, which seamlessly extends from the central living area. Ideal for relaxing and hosting guests, this enviable alfresco area leads down via an external staircase to a fenced back yard with established gardens. There is also an ensuited master bedroom encompassing a walk-in robe, plus three additional bedrooms. A well-appointed main bathroom has a wet room-style bath and shower configuration. This property is enhanced with a 6.6kw solar system and solar hot water, ensuring energy efficiency and reduced utility costs. The outdoor experience is elevated with ceiling Bose speakers on the deck, connected internally for seamless entertainment. The home also features an installed rainwater tank, blending modern amenities with environmental consideration. Complete with undercover parking for four cars underneath the residence, the home also includes ducted air-conditioning and ceiling fans. Close to a collection of popular cafes, restaurants, boutiques and riverwalks, this fantastic property is near city-bound bus stops and the Graceville train station. Honour Avenue's fashionable attractions, Graceville Memorial Park's sporting grounds, Indooroopilly Shopping Centre and UQ's Saint Lucia campus are minutes away. Falling within the Sherwood State School and Corinda State High School catchment areas, this outstanding residence is also a short distance from Christ the King Primary School, Saint Joseph's Catholic Primary School and Saint Aidan's Anglican Girls' School. Do not delay – call to arrange an inspection today.

Disclaimer This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. **Disclaimer:** We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.