

# 21 Eromba Crescent, Ferny Hills, Qld 4055

Solutions

## Sold House

Friday, 1 September 2023

21 Eromba Crescent, Ferny Hills, Qld 4055

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 668 m2

Type: House

## Contact agent

This immaculate highset brick home offers a fantastic blend of features including private covered outdoor entertaining alongside meticulously maintained gardens, level backyard & a massive salt water pool providing a great space to relax with family & friends. The upper level of the house includes 3 bedrooms, the family bathroom, beautiful timber floors & a well-appointed kitchen that flows seamlessly into the air-conditioned open plan living space & out to the private covered front balcony. Internal stairs lead down to a roomy rumpus room, which provides additional space & ideal for teenagers. The lower level includes the laundry plus internal access to a 2nd toilet and a big garage with extra workspace and storage. If you're in the market for a spacious family home in a sought-after location, this property could be the one you've been waiting for. The owners are keen to sell now or auction, so make sure you're at the next open home.

**Features:** 3 bedrooms ceiling fans & built-in wardrobes (main with a/c) Open plan living space with a/c & timber floors Well-appointed kitchen with plenty of storage space Covered outdoor entertaining space Massive salt water pool Internal stairs to roomy rumpus Laundry & 2nd toilet downstairs Big double garage & workspace Meticulously maintained gardens Fully fenced backyard & level 607sqm block Extra parking, side access Water tank & covered side storage

**Location:** 250m to Bus Stop 650m to Willmore Kindergarten 650m to Birralee Childcare Centre 800m to Ferny Hills Aquatic Centre 850m to George Willmore Park 900m to Ferny Hills State School 1.8km to Arana Hills Kmart Shopping Centre 2km to Arana Hills Leagues Club 2km to Ferny Grove Train Station 2.3km to Ferny Grove State High School 8.5km to Samford Village

Ferny Hills is located only 12kms from the Brisbane CBD and is graced with mature trees, parks and bikeways which meander throughout the suburb. It is appreciated by families who enjoy the close proximity of excellent schools and childcare centres and by residents who embrace the 'green' nature of the suburb and the easy access to doctors, transport links, sports clubs and recreation facilities. The Ferny Grove Train Station precinct is going through a massive infrastructure change. Construction of a multi-story residential apartments, Cinemas, shopping centre, specialty stores & of course....the Ferny Grove Tavern. Due for completion in late 2024 (approximately).