

**22 Merriman Court, Palmwoods, Qld 4555**

**exp** Australia

**House For Sale**

Monday, 8 January 2024

22 Merriman Court, Palmwoods, Qld 4555

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 819 m2**

**Type: House**



Leigh Martinuzzi

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## Contact Agent

Nestled in a charming cul-de-sac just a leisurely stroll from the heart of town, this impeccable 4-bedroom residence represents extraordinary value in today's dynamic real estate landscape. Boasting a splendid design, this family haven features dual living spaces, with the luxurious main bedroom and formal lounge gracing the front, while the remaining three bedrooms offer tranquillity at the rear. Step into elegance with the master bedroom, complete with an ensuite and a separate walk-in robe, while each bedroom is adorned with built-in robes and ceiling fans. The expansive dining/rumpus room overlooks the undercover entertaining area and a glistening saltwater pool. Imagine overseeing the kids' playtime while preparing culinary delights in the well-appointed kitchen, or unwind on the jet spa bench with a glass of wine once the little ones have drifted off to dreamland. Situated on a fully fenced 819m<sup>2</sup> block, this residence is surrounded by enchanting low-maintenance gardens. Revel in the convenience of side access for your boat, trailer, or caravan, and discover the elevated garden at the rear - ideal for a children's playground or that cherished veggie garden you've always envisioned.

**Key Features:** Secluded cul-de-sac location  
Walking distance to town  
Two distinct living areas  
Split system air conditioning  
Enhanced TV antenna and satellite dish  
Solar hot water system  
Solar heating for the inviting swimming pool  
500-liter rainwater tank  
Generous 819m<sup>2</sup> fully fenced block  
Ample space for a boat or caravan

As the current owners embark on their next chapter, seize the opportunity to make this remarkable property yours. Your dreams await - schedule your exclusive viewing with Leigh Martinuzzi 0490 812 205

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