

**22 Oak Leaf Street, Springfield Lakes, Qld 4300**



**House For Sale**

Tuesday, 7 May 2024

22 Oak Leaf Street, Springfield Lakes, Qld 4300

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 483 m2**

**Type: House**



Kristian Samuels

0447008477

## For Sale

Nestled in the charming Wildflower Drive Village, this ex-display home perched atop the hill offers an inviting retreat. Boasting a well-maintained interior, this residence features an open-plan layout seamlessly connecting the kitchen, living, and dining areas, creating the perfect space for gatherings and relaxation. Additionally, a separate living area provides versatility for various lifestyle needs and connects to the large private balcony, ideal for enjoying the serene surroundings and outdoor entertaining. This home accommodates a comfortable lifestyle with its master bedroom featuring a built-in robe and ensuite, along with three spacious bedrooms and a separate bathroom. Convenience is key with a double garage and a concrete side path perfect for trades needing storage or those seeking low maintenance living. Recent upgrades include new electrics to all lights/switches, new ceiling fans, and a new air conditioning system. The property also boasts a new electric hot water system and a 6.6kw solar panel installation, ensuring energy efficiency and cost savings. Key Features at a glance: - Large 483sqm Split block - 177 Sqm internal build - 2008 Build - 4 Large bedrooms - Master with BIR and Ensuite - Open Plan kitchen, living and dining - Private serene balcony - Main bathroom with Separate Powder Room - Large double garage - Solar - Plus much more... Located within the sought-after Springfield Central State Primary and High School catchments, this home is just 2.3 km from Orion Shopping Centre, offering a plethora of amenities including Event Cinemas. Commuting is a breeze with Springfield Central Train Station nearby, along with easy access to Mater Private Hospital Springfield. Enjoy the convenience of being just 2.5 km from Brighton Homes Arena and Springfield Park n Ride, with future proposed shops a mere 2 minute's walk away. Outdoor enthusiasts will appreciate being within walking distance to Grande Park, tennis courts, and a short drive to Sports Drive in Springfield Central. Make this home yours today, call Kristian Samuels for more information or check out the next available viewing times.

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, however we cannot guarantee it's accuracy and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective buyers should rely on their own enquiries to verify the information shown in this advertisement. Disclaimer: PLEASE NOTE: \*With the advice and direction from Federal Government and Real Estate Institution of QLD (REIQ), we are excited to now be conducting open inspections. Please keep in mind restrictions still apply with a maximum of 50 attendees inside the property at one time. Social distancing and hygiene protocols will also be strongly observed.\* Important. Whilst every care is taken in the preparation of the information contained in the marketing, Purple Cow Real Estate will not be held liable for any errors in typing or information. All information is correct at the time of advertising.