

**24 Van Dyke Crescent, McDowall, Qld 4053**

Solutions

**House For Sale**

Wednesday, 10 January 2024

24 Van Dyke Crescent, McDowall, Qld 4053

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 450 m2**

**Type: House**



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## Expressions of Interest

Nestled amidst upscale residences in the tranquil and highly sought-after enclave of McDowall, this spacious family abode has been meticulously maintained and is now poised to become your cherished home. Thoughtfully designed for privacy and separation, yet retaining a warm family ambiance, the residence spans two generously appointed levels, providing ample space for your family to flourish. The house sits proudly on the North/South block and welcomes you upon arrival. Upon entering, an impressive foyer welcomes you, leading to the sunken lounge with cathedral ceilings and a separate formal dining area. The spacious kitchen has been tastefully renovated, featuring reconstituted stone benchtops, high-end European appliances and a 5 burner gas cooktop. Boasting a sizeable pantry, ILVE gas cooktop, and Bosch dishwasher, which overlooks the impressive backyard. The outdoor undercover space is ideal for entertaining, complemented by the perfect inground pool and immaculately landscaped backyard. This is the perfect area to watch the kids play while you enjoy the northerly QLD sun all year long. The lower level encompasses a third bathroom and a laundry with direct outdoor access. Moving to the upper level reveals four well-proportioned bedrooms with built-in robes, alongside a master bedroom featuring an ensuite with a dual-head shower and a walk-in robe. The main bathroom includes a shower, bath, and a separate toilet. Noteworthy features include: -Stunning inground pool -Four spacious bedrooms and study insert -Three bathrooms -Separate formal and informal living areas -Solar panel system -Air conditioning throughout -New carpet throughout both levels -Security alarm system -Vacuum aide -Plantation shutters in the formal lounge and dining room -Double lock-up garage with remote control access and ample shelving space -Automatic embedded water system

Situated in the highly sought after Glendora 'Estate', this property enjoys a prime location in McDowall, surrounded by green spaces, walking tracks, playgrounds and parklands. It offers convenient access to public transport, Chermside Shopping centre, major arterial roads, and the Prince Charles Hospital. Additionally, it falls within the exclusive McDowall State School catchment. This is a wonderful opportunity to secure a premium property in one of the best locations in McDowall. Contact Tom Kralikas today for an information memorandum or to register for an inspection.