

26 McIlwraith Avenue, Norman Park, Qld 4170

Place. P

House For Sale

Wednesday, 12 June 2024

26 McIlwraith Avenue, Norman Park, Qld 4170

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 607 m2

Type: House



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Auction

Auction Location: Onsite Radiating with sophisticated style and lifestyle luxury, this near-new house built in 2023 forms a splendid family residence in Norman Park's highly regarded avenues. Harnessing a north/south aspect atop a low-maintenance 607sqm parcel, the house maximises its rear elevation with glass sliders and picture windows framing the idyllic orientation. The interiors are awash with trending hues and exquisite appointments, including gorgeous floorboards, beautiful tiles, stone benchtops, plantation shutters, and sheer curtains. Crafted as a sublime family hideaway, the ground floor moves freely across the media room, open living/dining area and bar into the luxury kitchen, where a central island, Smeg appliances and a walk-in pantry ensure ease of cooking and connection. An additional lounge and balcony feature upstairs, forming a third living retreat. Leading seamlessly onto the elevated rear deck, flat backyard and shimmering swimming pool, indoor living can transition to alfresco entertaining amongst the sunshine and breezes. Five bedrooms provide excellent accommodation, serviced by a powder room and three elegant bathrooms with stonetop vanities and herringbone tiles. The massive master sanctuary gazes to the north and reveals a large walk-in robe and a marvellous ensuite featuring a freestanding bathtub, dual vanities and double showers. The second bedroom captures views of the city and sunset, and the fifth bedroom below, with an ensuite, can serve as a guest room or office. Property highlights include:- Near-new (2023) home on a north/south 607sqm parcel with city glimpses- Open living and dining area with a bar; media room; upstairs lounge with a balcony- Kitchen featuring a Smeg 900mm oven, gas cooktop, range and integrated dishwasher- North-facing entertainer's deck; flat grassy backyard; in-ground swimming pool- Five bedrooms; three bedrooms (including two ensuites); powder room; large laundry- Mudroom seat off entry; remote double garage with rear roller door - Actron Air ducted air-conditioning; Bosch alarm system Situated in an esteemed avenue, this home promises a premier lifestyle only 12 minutes from the CBD. Bus stops are across the road, the local shops and bakery are 250m away, and Norman Park station is 650m from your door. Cafes are within easy walking distance, you can explore the local parks and playgrounds, and venture moments away to shopping and dining at Coorparoo Square, Martha Street and Camp Hill Marketplace. In a pocket sought-after by families, children are in the Seven Hills State School catchment, 900m from Saint Thomas Primary School, 2.2km from Churchie, 2.4km from Lourdes Hill, and 2.5km from Villanova. Rental Appraisal: \$1,800 per week. Council Rates: \$949.94 per quarter excl. water/sewer. Disclaimer: This property is being sold by auction 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.