

27 Tamarix Street, Chapel Hill, Qld 4069

House For Sale

Tuesday, 26 December 2023



27 Tamarix Street, Chapel Hill, Qld 4069

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 959 m2

Type: House



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Auction

Auction Location: On-Site Private, quiet and filled with a host of architectural highlights and functional inclusions throughout, the spacious, purposeful layout of this light and breezy hillside residence will impress from the outset. Positioned to capture outlooks over a nearby bushland reserve, there are large indoor and outdoor living areas on each level, a quality Blum and AEG kitchen, a treetops-feel master suite, clever storage and high-clearance garage parking for up to three cars. Offered to the market for the first time since its construction 30 years ago, this immaculate, much-loved residence has been well-maintained and improved over the years. The house is set on a picturesque, professionally landscaped yet low-maintenance, terraced allotment. Evident is the seamless flow from inside to out. Sure to be the place where you'll spend a lot of time relaxing and entertaining, the upper deck is a continuation of the living space, with an expansive bi-fold door enhancing the connection between the two. Hardwood timber floors carry through this upper floor and feel smooth underfoot. Wire balustrading to the deck and the placement of louvres permit breezes to fill the home's interiors. Engineered to manage temperature control and add a soundproofing quality, an enormous sliding glass door separates the main living from the large family dining area and kitchen. Both spaces are air-conditioned and filled with light. Powder room facilities are conveniently located nearby for guest use. Renovated, the stylish, well-equipped kitchen has Caesarstone benchtops including a wide, waterfall-edged island, soft-touch cabinetry with functional dividers, a pyrolytic wall oven and an induction cooktop. With an outlook to the trees, easy clean glass splashbacks and exceptional airflow, this kitchen will be a joy to create in. The home's design features a built-in study and a parent's bedroom with balcony access, a walk-in robe and an ensuite on the upper floor and three built-in bedrooms with brand-new carpets and garden views on the ground level. Kitchenette facilities have been incorporated into the spacious, tiled rumpus, providing a great, self-contained space for teenagers and their friends and the potential for dual living. Everybody loves and needs storage, and this residence has a ton of it. From the laundry to the secure outdoor enclosure with electric roller door, the dedicated electronics and Wi-Fi cupboard to the garden tools and bin recesses, consideration has been given to ensuring functional spaces where everything can be stored away neatly. Oversized, the semi-underground garage has a brilliant amount of space for your home workshop, trailer, gym equipment and cars. With good lighting, a sink, a wide, custom-built workbench and storage racks, those who run a business or just love to tinker away on a DIY project will be rapt. Two rainwater tanks, totalling approximately 11,500 litres, provide water to 5 tap points around the 959m² property. Outdoor bollard lights, spaced throughout the landscape, softly illuminate the garden's features. Having proximity to schools, buses and the large retail centres of Indooroopilly and Kenmore, this quietly tucked away home combines family-friendly liveability with comfort and convenience to an array of amenities. Features of this property include:- Ultra-private living in a serene, elevated cul-de-sac- Designed to take advantage of the aspect and views- Immaculately kept 30-year-old quality-built residence- Timber deck with pitched roof capturing beautiful breezes- Bi-fold doors with retractable shade and insect screens- Remote-controlled LED downlights, air-conditioning- Built-in bookcase. Sliding door to separate living areas- Lots of natural light and a brilliant airflow throughout- Solid hardwood timber floors and internal staircase- Premium European kitchen inclusions – AEG, Bosch, Blum- Extra power and charging points throughout the home- Master suite upstairs, further three bedrooms on ground floor- Security screens where needed. Powder room facilities- Generous levels of built-in storage in all areas of the home- Rumpus downstairs with a patio, courtyard and kitchenette- Rooftop solar panels, rainwater for use in gardens, toilets- Up to 3 car garage. High-clearance remote panel lift door- Workshop space. On-driveway parking for extra vehicles- Fully landscaped corner allotment. Fenced yard for pets- Within the catchment for Kenmore SS and Kenmore SHS- Good proximity to St. Peters Lutheran, Ambrose Treacy and BBC- Bus stops nearby to connect with UQ, Indooroopilly and CBD- Kenmore Plaza, Kenmore Village and Indooroopilly Shopping Centre – 5-7 minutes away in the car- Approx. 11 km to the city and only 25 min. to the airport This beautifully presented family home and garden in a quiet yet convenient location will suit a range of buyers. Contact me today for more information regarding scheduled open house times or to arrange a prompt, private inspection. Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. 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