

**3 Argyle Crescent, Coes Creek, Qld 4560**

**Sold House**

Thursday, 17 August 2023



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**Bedrooms: 7**

**Bathrooms: 3**

**Parkings: 2**

**Area: 680 m2**

**Type: House**



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**\$870,000**

Located in a coveted cul-de-sac in sought-after Coes Creek, is this supersized family home on a fully fenced 680m<sup>2</sup> block backing onto parkland, offering generous living spaces across both levels and enough bedrooms for the Brady Bunch - this is a home you cannot outgrow! A split level design with approximately 280m<sup>2</sup> under roof - the home comprises seven bedrooms, three bathrooms plus power room (4th toilet), well-equipped kitchen, open plan family/dining with hardwood timber floors, formal lounge, huge rumpus room, music/multipurpose room, covered tiled deck with elevated north-easterly outlook, covered patio on lower level, large laundry with built in sewing table, and lock-up single garage with storage. There is also side access to the carport, and additional space for onsite parking. Raked ceilings in kitchen and dining/family, built-ins in all bedrooms, ducted air-conditioning plus 3 x split-system units, security screens, stainless steel double oven, dishwasher, separate shower and bath in family bathroom, solar power, lock-up 3x3m garden shed, and masses of internal storage including under-stair - are all features of note that enhance liveability, comfort, and appeal. The upper deck showcases pleasant green area views that can never be built-out, and with no direct rear neighbours - privacy, light, and gentle breezes are maximised. This is a wonderful space for BBQs, relaxing after work at wine o'clock, your morning cuppa, or stringing up a hammock and indulging in a power nap on a Saturday afternoon. The gardens are immaculate and easy to maintain...just a regular mow is all that's needed to keep them looking neat and tidy, and there's plenty of room for a pool. Not only is the backyard a wonderful space for children and pets to play, but there is a children's playground and park just 140-metres away where they can make new friends from the neighbourhood - and enjoy a good old fashioned childhood, more sunshine - less screentime. Located within walking distance (350m) to the Burnside Shopping Village with FoodWorks, bottle shop, cafes/takeaways, hairdresser, swimming school, and adjoining childcare centre; plus 20 minutes' walk to St John's College (via Dandenong Street), and only a few minutes to Burnside Schools, TAFE, and town amenities; the convenience is exceptional. Current owners have loved living here, and now it's time for another family to move in and call their own. Buyers in the market for an expansive family home with versatile options in a quiet, quality neighbourhood will find this a 'stand out'.