

**30 Fairweather Street, Berrinba, Qld 4117**



**House For Sale**

Sunday, 12 May 2024

30 Fairweather Street, Berrinba, Qld 4117

**Bedrooms: 4**

**Bathrooms: 2**

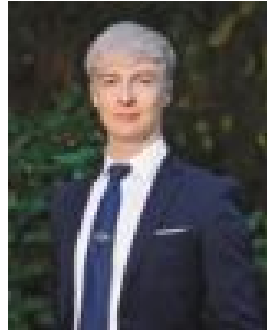
**Parkings: 2**

**Area: 551 m2**

**Type: House**



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## Contact Natalia Blewett

Welcome to 30 Fairweather Street, Berrinba, where contemporary design meets family functionality. This immaculate residence boasts an array of features designed to enhance everyday living. With living all on one level and set on a 551m<sup>2</sup> block, this instantly inviting residence offers space for the whole family with multiple living areas, four generous bedrooms plus an expansive outdoor area. This owner-occupied gem offers the perfect blend of comfort and convenience.

**Features We Love:**

- \* Stunning spacious family home with generous living spaces
- \* Open plan living and dining area that opens to outdoor entertaining
- \* Well-appointed kitchen located in the hub of the house, ample stone bench tops and cupboard space
- \* Expansive covered outdoor entertainment area, perfect for the Queensland lifestyle!
- \* Large master bedroom opening to the outdoor area with a walk-through double closet leading to ensuite
- \* Bedrooms 2, 3 and 4 are all good sized with ceiling fans and built-in robes
- \* Separate lounge/media room with floating timber flooring
- \* Ample storage throughout
- \* Separate laundry
- \* 2 bathrooms, including a bathtub
- \* Double remote garage with internal access
- \* Air conditioning in both the master bedroom and kitchen

**House Facts:**

- \* Freshly painted interior
- \* New hybrid flooring
- \* Brand-new oven and dishwasher
- \* 3,000L water tank
- \* Roof freshly painted and repointed in 2023
- \* 12-year-old house meticulously maintained by owners
- \* Owner-occupied
- \* New carpet throughout

**What's Nearby:**

- \* 450m to Berrinba Wetlands, a serene retreat for nature lovers
- \* 2.1km to Marsden Golf Driving Range for leisurely outings
- \* 1.1km to Demeio Park, perfect for outdoor activities
- \* 3km to Chemist Warehouse for healthcare needs
- \* 5.7km to Grand Plaza Mall, offering a myriad of shopping options
- \* 2.6km to Berrinba East State School, ensuring educational excellence
- \* 2.7km to Burrowes State School, catering to young learners
- \* 4.9km to ALDI for convenient grocery shopping

Step into this inviting spacious home through the front door and be greeted by a wide corridor and freshly painted interior, radiating warmth and sophistication. The hallway leads to a left and right division of the house, where you'll notice pristine white walls throughout.

To the left, discover a first bedroom with built-in wardrobes and a ceiling fan, followed by storage, a separate toilet, and a bathroom with a shower and bathtub. Another bedroom awaits, also with built-ins and a ceiling fan, alongside access to the garage with newly done flooring and automatic doors, accommodating two cars comfortably.

On the right side, find additional storage and a laundry room with external access. Adjacent is another bedroom, offering built-in storage and a ceiling fan. Proceeding to the living room, bask in natural light streaming through generous windows, complemented by a ceiling fan.

The highlight of the home awaits as you step into the expansive family/dining area, seamlessly connected to the open-plan chef's kitchen boasting Caesarstone benchtops, new dishwasher and modern appliances. Air conditioning ensures comfort as you prepare meals and entertain guests.

Three sliding doors beckon you to the back patio, where a spacious yard awaits, perfect for outdoor enjoyment. Access to the driveway via a gate on the right side has a potential for another parking space.

This amazing property is located in one of the undiscovered suburbs, just a short drive to a GP, chemist, corner stores & 7-11 petrol station. Within minutes you can drive to the Village Square Shopping Centre, Bunnings Warehouse or the area's largest multi shopping complex: Grand Plaza. Close by you also have convenient access to the Logan & Gateway Motorways allowing quick trips to the Brisbane Airport, City & beautiful Gold Coast beaches. Don't miss the opportunity to make this modern family retreat yours.

Contact Natalia Blewett at 0407 556 515 or [nblewett@remax.com.au](mailto:nblewett@remax.com.au) to arrange your exclusive viewing today!

**\*Disclaimer:** Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.