

31 Tamar Circuit, North Lakes, Qld 4509



Sold House

Friday, 1 September 2023

31 Tamar Circuit, North Lakes, Qld 4509

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 262 m2

Type: House

\$595,000

Welcome to 31 Tamar Circuit, North Lakes...Custom built by BOLD Living Homes embracing a low maintenance and convenient environment with privacy and natural light, this welcoming home offers a superb urban lifestyle.It sits on a fully fenced 262m2 block and combines a smart single level layout and peaceful leafy surrounds to make a family friendly property dedicated to easy living or a great addition to your investment portfolio..!This attractive brick & colorbond lowset home is all about convenient living and with a low maintenance yard and breezy floorplan; it is a cool and inviting haven you will never want to leave. Perfect for first home buyers, retirees or astute investors, your private viewing will reveal the attributes of this hidden gem.Featuring 3 bedrooms with built-in-robos and ceiling fans, the master has access to the 2 way-bathroom similar to an ensuite. The 2 other bedrooms are an ideal place for your children or guests to chill out and make their own, and have access to the separate toilet. Open plan contemporary kitchen with Westinghouse electric oven, Westinghouse 4 burner gas cooktop, Bosch dishwasher, filtered water connection on tap and cupboards galore adjoining the open dining and living room, providing a great family space for everyone to relax and enjoy quality time together. The possibilities are endless for the Panasonic air-conditioned living space with a double sliding screened glass door that leads outside to your undercover entertainment area and backyard, a perfect place where you can enjoy your morning coffee, BBQ lunch, or dinner relaxing with a glass of wine. It really is your own piece of courtyard tranquillity. Single lock up remote garage has internal access with room for your vehicle and storage for your tools or equipment. There is a private fenced backyard with space for your small pets and children to still run around and enjoy themselves in a safe family environment, and parkland is within safe walking distance to the property, allowing extra room to enjoy leafy green space. Features include:> Family friendly neighbourhood – close to parklands, schools and shops> Informal living/dining, neutral colours, tiled flooring, carpeted in bedrooms > Ceiling fans, security doors, air-conditioning> Contemporary kitchen with dishwasher > Covered alfresco area, fenced block with low maintenance yard> Single remote controlled lock-up garage, water tank> Garden Shed> Smoke alarm compliance completed> Recycled water available from mains for gardening and waste of laundry/ toilet> No registered easements or flooding concernsLifestyle is evident as this home is perfectly located and within walking distance to the playgrounds of Friendship Park, Aurora Boulevard Park and is close to the Bounty Boulevard state school.A short drive takes you to Costco, Westfield, IKEA and Bunnings for your shopping. The Bruce Highway, Anzac Avenue and Mango Hill rail line can take you North to the Sunshine Coast, east to the Moreton Bay and South to the city or airport. North Lakes is a suburb within the City of Moreton Bay, and is located approximately 26 km north of Brisbane CBD.For the investors, a fresh rental appraisal has been completed with a possible future weekly return of \$520.00-\$540.00 rent per week equaling an approx. gross return of 4.7%+ at this asking price.Being vacant & in great condition, you will enjoy being able to move in without any delay.If this property ticks your boxes, be sure to register your interest for the advertised upcoming open home with Scott Lachmund today on 0407 789 801 before this opportunity is quickly missed.Note: Virtual furniture has been used in some of the marketing images.