

32 Derrima Crescent, Ferny Hills, Qld 4055



Sold House

Friday, 1 September 2023

32 Derrima Crescent, Ferny Hills, Qld 4055

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 607 m2

Type: House



Rochelle Adgo

\$845,000

Ideally positioned within walking distance to Ferny Hills State School and the Ferny Hills Aquatic Centre, this classic high-set home offers picture perfect family living. Enjoying great versatility as well as scope for future dual-living, a large backyard and in-ground swimming pool ensure outdoor living is also set to be enjoyed! Features Include: 607m² Versatile high-set layout with superb family-friendly backyard Open-plan, air-conditioned living, family and dining Large kitchen with great storage and wrap-around benches Covered front and rear patios Sun-kissed patio flowing to large, fenced backyard and in-ground swimming pool with slide Four built-in bedrooms Family-appointed bathroom with separate bath Downstairs multi-purpose room, sitting room and home office with scope for dual-living Second full sized bathroom Internal laundry/store room/double lock-up garage/side access with covered carport Walk to primary school and aquatic centre Ducted air-conditioning and polished timber floors flow throughout an expansive upper level with open-plan living, family and dining flowing to a covered front balcony. Set on a generous footprint and brilliantly appointed with excellent storage, the kitchen also includes double fridge space, stainless oven and wrap-around benches ideal for busy catering demand. Dine on the covered rear deck or go downstairs and entertain on the large paved patio. The backyard is completely fenced and brilliantly sized for kids to play whilst the in-ground swimming pool has space for poolside lounging and even includes a slide! Four bedrooms sit on the upper level with each including built-in storage and excellent service by the family bathroom; in immaculate condition with a separate bath and shower. Downstairs, a large home office, sitting room and multi-purpose room bring tremendous flexibility for any living demand; the inclusion of a second bathroom enhancing scope for future dual-living if desired. Additional features include a large storage room, internal laundry, side access with covered car port and dual lock-up garage. Brilliantly sized for growing families, the location also lends itself to the easiest of living with primary schooling, kindergarten, aquatic centre and parkland all within walking distance. A bakery and café are also just around the corner whilst the Arana Plaza precinct, additional schooling, bus and rail are all easily reached! Location Snapshot: 200m Ferny Hills State School/George Wilmore Kindergarten 200m Ferny Hills Aquatic Centre 350m local shops and café 1.1km Arana Plaza Ferny Hills

Information: Located conveniently just 11km to Brisbane CBD, Ferny Hills blends easy family-friendly suburban living without losing fantastic access to modern lifestyle perks. Arana Plaza is the major shopping centre for the 'hills district' home to K-Mart, Coles & Aldi. You'll also find a number of major banks, restaurants, take away stores and doctors within this shopping district & the popular Arana Leagues Club servicing the area.