

**33 Kent Road, Woolloowin, Qld 4030**



**House For Sale**

Monday, 13 November 2023

33 Kent Road, Woolloowin, Qld 4030

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 3**

**Area: 810 m2**

**Type: House**



Kim Olsen

## For Sale

An elegant part of Brisbane's history, beautiful 'Corintha' combines all the warm character features of the 1920's Queenslander with relaxed open plan spaces for modern living. Immaculately presented and well maintained both inside and out, this wonderful family home sits on an extensive 810sqm. 1920s built, this single level home offers an easy living lifestyle. Cooling cross breezes flow through open plan living spaces, both inside and out. A traditional verandah, high ceilings and light filled rooms make way for a large shaded deck, the perfect outdoor living space. Wonderfully private, the rear garden and family sized pool are the perfect spot to end busy working days. Downstairs, a multi-purpose space provides for home based businesses, hobbyists or a much needed area for growing families. With ducted air conditioning, solar panels and 3 car off street parking to accommodate a boat or caravan, 33 Kent Rd is as practical as it is beautiful. Features include:- Preferred easterly aspect at the rear- Multiple living spaces inside and out- Kitchen with marble benchtop and walk in pantry- Main bedroom with walk-in robe, ensuite & bay window seat- Additional bedrooms with built in cabinetry- Family bathroom with separate two way access- Large party sized deck with ceiling fan & outdoor blinds- Ducted air conditioning with smart phone control- Ceiling fans throughout- Family sized pool with garden terrace & outdoor shower- Manicured lawn, low maintenance garden & mature shade trees- Urban vegetable garden- Recently painted inside & out- Triple tandem garage with auto door & drive through access to rear - Space for boat or caravan- Dual water tanks with pumps services garden irrigation system- Solar system Bosch 25kw & energy efficient lighting- Crimsafe to front door - Multi-purpose space under for home business, hobby or family fun - Generous storage under with double gate access- Woolloowin State School & Kedron State High School catchments- Close to childcare centres & a range of private schools- Walk to Albion Village lifestyle precinct with restaurants, cafes & bars- Walk to Woolloowin rail station & Lutwyche bus station- Lutwyche Shopping Village supermarkets & specialty stores- Kedron Brook, Melrose & Kalinga Parks all close by- Northern Bikeway access to CBD and throughout the city- Well located to Brisbane airport, Inner City Bypass and major arterial roads- 20m frontage- 6km from the CBD Traditional features:- Wide central hallway- Wrap around verandah- High ceilings, VJ's - French doors- Double sash windows - Decorative timber arches and fanlights This relaxed family home is a private oasis in a city fringe location, just 6km from Brisbane CBD. Exchange lengthy commutes for precious family time at 33 Kent Rd Woolloowin. Popular Albion Village and local restaurants are just a stroll away for Sunday brunch or dinner with friends whilst nearby Lutwyche Shopping Centre offers busy families a range of supermarkets under one roof. Bike tracks & sporting fields, walking tracks & playgrounds are all close at hand. Childcare, state and private schools are nearby with local rail and bus services providing fast commutes for city travellers. With the Inner City Bypass, major arterial roads and Brisbane airport nearby, 33 Kent Rd is perfectly located to provide convenient travel across the city and beyond. More than just a house, this much loved home is ready for a new family to create their own memories. Call Kim Olsen on 0413539865. This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.