

37/18 High Vista Drive, Mount Louisa, Qld 4814

House For Sale

Friday, 3 November 2023



37/18 High Vista Drive, Mount Louisa, Qld 4814

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 1600 m2

Type: House



Lisa Tatnell



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\$799,000

(Please see our television quality video and 3d tour to really get a sense of what living in this house is really like)! If you've been looking for your forever home, someplace truly special, that's close to everything... wait until you see 37/18 High Vista Drive in Mount Louisa. Like all of the best homes in the Federation Hill estate, this one is designed around the view. From 3 of the bedrooms and the full-length timber deck, you can see from Cape Cleveland to Castle Hill, Magnetic Island and beyond. The standout feature here might be the full guest suite beneath the house which includes its own kitchen, deck and ensuite. Privacy, safety, security and a house you can really be proud of are what buyers tell us they have been searching for in this market. With everything in Townsville looking like it came out of the same box.. 37/18 High Vista Drive is a breath of fresh air. From the open plan main living area, you can see for miles. The kitchen has had a recent renovation and fussy chefs will love that there is a 5-burner gas stove making cooking a joy. There are 17 drawers to store your pots and pans and you'll also find 4 seats at the breakfast bar for quick and easy meals. The primary suite is positioned away from the other bedrooms and those with the privilege of waking up here will enjoy stunning views of the sunrise behind Castle Hill every morning. Of course there's a large walk-in wardrobe and a private ensuite. Like all the other bedrooms, this one features brand new plush grey carpet. We will discuss the guest suite in a minute, but the 3 upstairs bedrooms all have been freshly painted. With the amazing breeze off of Cleveland Bay, you're unlikely to need the air conditioners, but they are there for the hottest Summer nights. All bedrooms also have large built-in wardrobes. The family bathroom features both a shower, and a tub perfect for the kids. Undoubtedly if you live here, you'll spend most of your downtime on the deck. This 20 metre long entertaining area takes full advantage of the property's hillside location and your views will never be built out. Since the block size is 1600 sqm - you own the hill and the houses below you couldn't possibly build high enough to block your view. We would love to throw our company Christmas party right here, but it looks like your family will be enjoying prawns on this deck instead. If you have an unruly independent teenager, a mother who would like to live with you, or guests that frequently visit from Victoria - the guest suite is perfect. We think you will be surprised at the size of the lower level in this home. There is a large second living area that is currently set up as a media room. This connects to the guest suite which includes a full kitchen, heaps of storage, full ensuite with a shower and a sliding glass door out to a second deck. If you had a caretaker looking after the property while you are on holiday, this space would be perfect for them. Also on the lower level, you will find a perfect fernery for all of your full-shade plants. There is a large enclosed space that the current owners are using as a gym. There is also a full-sized 2 car garage with a large room big enough for tool storage and a handyman's workshop. Even though the block is quite sloping, there's plenty of room in the driveway and garage and under the shade sail to park 7 vehicles. The gardens surrounding the house have been lovingly cared for and are neatly terraced. This gives you ample opportunity to grow everything from vegetables to desert roses to traditional roses. Those who love to garden will appreciate the landscaping here. Oh! I nearly forgot the third deck. This one greets you as you enter the house and because of its hillside location, it is perfectly positioned to be in the shade all day every day. If you're moving up from down south and are ready to take advantage of our year-round outdoor weather - this breezy space is perfect. The location is fantastic. Federation Hill is an enclave of luxury homes securely located behind an automated gate. This private community can only be accessed by residents and their families. It's a world away from the city below, but only a 5 minute drive to Coles in Kirwan and Bunnings at Domain Central. Townsville's largest employers James Cook University, Lavarrack Barracks and the Townsville Hospital are only about a 15 minute drive away. And the Townsville CBD is about the same distance in the opposite direction. Be quick! Houses up here don't come to market often and we think at this price, it will be popular. Virtual inspections and airport pickups are available from our team. We'll see you at the open home.