

# 37 Amersham Crescent, Carindale, Qld 4152

## House For Sale

Wednesday, 29 May 2024



37 Amersham Crescent, Carindale, Qld 4152

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 822 m2

Type: House



Shane Hicks  
0409594629



Antonio Puopolo  
0450899007

## Auction

Auction Location: On-Site Nestled just a short stroll from scenic parkland and the golf course, this sensational single-level home offers a serene suburban retreat in the sought-after area of Carindale. Situated on an impressive 822sqm corner allotment, this spacious property provides space for children, pets, and parents alike. The single-level design ensures ease of access and convenience for all family members, making it a perfect choice for those seeking comfortable and accessible living. Beautifully renovated and impeccably presented, the interiors of this home are in immaculate condition. The residence features engineered oak herringbone floors, premium carpeting, plantation shutters, and ducted air-conditioning throughout. The floor plan is designed to provide family separation and versatility, with two distinct living wings ensuring comfort, space, and privacy for all occasions. The formal living and dining areas flow seamlessly from the entryway, while the rear lounge and meals space offer a more relaxed setting. The kitchen has been meticulously transformed, featuring an entertainer's layout with stone benchtops, new cabinetry, upgraded appliances, and stylish finishes. This immaculate home extends its entertaining options outdoors to a private undercover patio, ideal for hosting guests and watching over children as they enjoy the heated in-ground pool. The property includes four bedrooms with built-in robes, a study with built-in cabinetry, and two elegantly designed bathrooms with feature tiles and rainfall showers. The master suite is a true retreat, boasting a spacious design, beautiful lighting, a walk-in robe, and a dual vanity ensuite. Additional features of this stunning home include stone benchtops in the laundry and bathrooms, air-conditioning, solar panels, a remote driveway gate, and a double garage with storage. Nestled in a tranquil pocket of Carindale, residents will enjoy a family-friendly lifestyle with easy access to Greendale Park, Pacific Golf Club, and Westfield Carindale. The property falls within the Belmont State School and Cavendish Road State High School catchments and is close to childcare centres and Citipointe College. With the CBD just 20 minutes away and convenient access to bus stops and the Gateway Motorway, everything you need is within reach. Our instructions are extremely clear – this home will be sold at public auction onsite Sunday 16 June at 9:00am. Auction conditions are \$10,000 initial deposit with the balance of 5% payable the following business day and settlement in 90 days. Please call or email [hicksteam@eplace.com.au](mailto:hicksteam@eplace.com.au) to register to bid. Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Disclaimer: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.