

37 Ash Street, Yamanto, Qld 4305



House For Sale

Wednesday, 8 May 2024

37 Ash Street, Yamanto, Qld 4305

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Area: 2937 m2

Type: House



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Offers Over \$799,000

Welcome to 37 Ash Street, Yamanto, where elegance meets functionality. This meticulously designed three/four –bedroom, two-bathroom, and an abundance of rooms for cars etc. This double storey home offers comfort, entertainment, and relaxation. Starting with easy access to the property through the electric gate to the front of the property which has an abundance of car space, park your boat or caravan with ease in the undercover carport + huge shed at the rear of the property, even has a car hoist and it doesn't stop there. The heart of this home is the open-plan living and dining area. Natural flow, abundant light, and seamless transitions make this space perfect for the family to come together, entertain, and create cherished memories with a seamless connection to the expansive entertainment deck and the downstairs outdoor entertainment areas. The open plan kitchen is a chef's delight. Sleek cabinetry lines the walls, providing ample storage for your culinary essentials. The layout ensures efficient movement, while prepping, cooking, or plating meals and socialising with the whole family. Underneath the home you will find 2 separate living areas, bathroom, kitchenette, spacious laundry with extra storage and multiple storage cupboards. Adding to the value of this home is the in ground fiberglass pool, cubby house, double access gates to the block, 27 Solar Panels, 6 air conditioners throughout and Solar Hot Water, all this and more is spread across nearly $\frac{3}{4}$ of an acre of amazing land. This property offers room to breathe with Low-maintenance gardens: Spend your weekends enjoying the outdoors with your family and friends without the hustle of extensive garden maintenance, it's a simple mow and your beverage will be in hand to relax by the pool. Beyond the fence, a natural treescape provides privacy and serenity. Imagine sipping your morning coffee while birds singing surrounds you. It's a slice of paradise right in the heart of Yamanto. This property is located within walking distance to Winston Glades Shopping Centre with its own Drakes Supermarket and associated specialty stores. You also have quick access to the Yamanto Shopping Centre, Yamanto Central and Yamanto Tavern + Falvey Hotel. Also easy highway access to the new Springfield Ripley by pass which makes the 'Orion' Shopping Centre only a short 10 minute drive. The area is serviced by the Churchill State Primary School, Bethany Lutheran Private Primary School and the Bremer State High School plus the Yamanto/Amberley State School which is a short stroll down the road. There is also, in many cases, free or government subsidized bus transport to a host of private schools including St. Edmunds and St Marys Colleges, Ipswich Boys and Girls Grammar Schools and West Moreton Anglican College. The area is surrounded by a number of parks, sporting and entertainment clubs and all the normal amenities you would expect in one of Queensland's biggest growth corridors. Most importantly this amazing home has been realistically priced to sell at Offers Over \$799,000. Please call, sms or email your Exclusive Listing Agent - Karen Bagenal Or Mick Musk to schedule a private viewing or obtain further details regarding this exceptional property. Likewise, if you're thinking of selling your home and would like my professional help, please give me a call to discuss how I can make selling your home a more enjoyable and profitable experience. Disclaimer: Realway Property Consultants has taken all reasonable steps to ensure that the information contained in this advertisement is true and correct but accept no responsibility and disclaim all liability in respect to any errors, accuracies, omissions, or misstatements contained. Prospective Buyers are encouraged to make their own enquiries to verify the relevant information contained in this advertisement and obtain professional advice if necessary. Realway Property Consultants Ipswich – Real Service Real Results