

# 37 Tivoli Place, Ferny Grove, Qld 4055

McGrath

## House For Sale

Tuesday, 21 May 2024

37 Tivoli Place, Ferny Grove, Qld 4055

Bedrooms: 5

Bathrooms: 2

Parkings: 4

Area: 814 m2

Type: House



Sam Scott And Joshua Quinn  
0400807002

## FOR SALE

Nestled at the top of a serene sought-after cul-de-sac, this contemporary Queenslander blends timeless elegance with modern utility. Offering breathtaking views and a wealth of distinctive features, this home embodies the quintessential Queenslander lifestyle while meeting the demands of today's living.- Charming decorative details such as ventilation breezeways, high ceilings, intricate cornices, VJ panelling and French doors.- Seamless open-plan Living and Dining area designed to capture breezes, natural light and stunning views.- 2 Separate living areas upstairs and additional rumpus room downstairs.- Five generously sized bedrooms and 2 bathrooms including master bedroom with ensuite and walk-in robe. There is a powder room servicing the lower level.- Split system air-conditioning in the master bedroom and family dining area.- Substantial garage space for 4 vehicles parked in tandem with automatic doors.- Sparkling In-ground swimming pool.- Recently installed 11 kW solar system (less than 1 year old).- Quiet cul-de-sac setting.- Modern Queenslander architecture combining traditional and contemporary elements. Ideally situated within walking distance to both Ferny Grove Primary and High schools, cafes, and grocery stores, this home provides both peaceful living and easy access to amenities. Just a short drive away is the Ferny Grove Train Station which is currently undergoing a substantial \$22m upgrade to include further facilities such as a cinema, childcare, gym, restaurant and grocery stores. Ferny Grove is only 15km from the city whilst enjoying a short drive to the tourist spot of Samford Village for a lovely weekend picnic. Homes of this calibre in highly desirable locations are a rare find - Don't miss out on the chance to own this beautiful property. Contact us today to schedule a private viewing!