

40/13 Stewart Road, Albany Creek, Qld 4035



Townhouse For Sale

Monday, 4 December 2023

40/13 Stewart Road, Albany Creek, Qld 4035

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 192 m2

Type: Townhouse



Steve Ackerie
0419623623

\$949,000

INSPECT DISPLAY SUITE: OPEN WEDNESDAY - SATURDAY, 10.00AM TO 12.00PM SALES DISPLAY LOCATED AT: 13 STEWART ROAD, ALBANY CREEK

This is the second and final stage of this development. Construction has commenced on site. Buyers are able to secure this unique property today and look forward to enjoying an irreplaceable lifestyle from Q1 2025.

Riverfront Estate Living – A gated community of acreage living situated 20min north of Brisbane city offering a range of architecturally designed 4 bedroom town homes each with exclusive access to 13 acres of sustainably driven river and creekfront recreational land. The developer, Lucindale, has conceived a uniquely luxurious yet organic lifestyle here where the possibilities for an active healthy lifestyle are endless - walking the dog, kicking a ball, harvesting fresh herbs from the communal garden to cook in the wood-fired pizza oven, enjoying roasting some marshmallows with the kids in a firepit by the river, canoeing in the river or just lounging in the resort style 20m pool. And the grounds will be fully maintained by an on-site caretaker. The interiors are defined by an open plan space with clean lines and high-quality natural finishes. Kitchen, dining and living spaces can be opened up and they enjoy an outlook to the courtyard. Bedrooms and bathrooms are up on the first floor – with the generous master suite having its own Juliette balcony. Under stair storage is generous.

Townhome 40: 4 Bedroom, 2.5 Bathroom Residence features:

- > Spacious architecturally designed 4 bedroom town home
- > Main bathroom and separate powder room to the upper level, additional powder room to the lower level
- > Master suite with walk-through robe and huge luxurious ensuite with dual sink vanity
- > Entertainer's kitchen with plenty of storage, bench space and breakfast nook
- > Bosch oven, microwave, induction cooktop, semi integrated dishwasher and rangehood
- > Generous 38sqm of external spaces including easy maintenance tropical garden and covered patio areas
- > Glass stacker doors open onto the generous patio, creating a seamless indoor/outdoor living and dining experience
- > Main bathroom with large shower and separate bath tub (delete this line)
- > Engineered stone benchtops to kitchen, laundry and bathrooms
- > Timber cabinetry – there is a choice of two colour schemes
- > Ducted and zoned air-conditioning, with ceiling fans throughout
- > 2.7m high ceilings to both levels
- > Fly screens to all external sliding doors and windows, roller blinds as standard for bedrooms
- > 6.6kw roof mounted solar system with EV charging provision
- > Double lock-up side by side garage and additional storage
- > 13 acres of recreational land with fruit orchard and two kick fields
- > Environmentally considered initiatives including rooftop solar, eco-friendly concrete, LED lighting, induction cooktops and rainwater capture for irrigation to the grounds

Lot 40 presents an opportunity to secure your very best lifestyle for years to come! This is an opportunity that has never been seen before and will be all but impossible to repeat. Visit us at the display suite today to inspect our fully furnished town home.

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**Renders indicative of Artist Impressions

*** Furnished display photos representative of Stage 1 *