

**41 Canowindra Street, Jindalee, Qld 4074**

**House For Sale**

Thursday, 11 April 2024



41 Canowindra Street, Jindalee, Qld 4074

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 678 m2**

**Type: House**



Steven Kremer Kremer



Tia Borg

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## Offers over \$895,000

Flood Free Building and Pest report available upon request Secure a genuine opportunity to purchase your own residence in this family friendly suburb. Graciously elevated in a quiet position, this solid brick home has retained its original owners since constructed in 1978. Behind its discreet facade, this low-set property boasts a structured garden edging combined with established foliage. The well presented interior is immediately liveable whilst offering flexible opportunities for personalisation throughout. The open plan layout creates an inviting atmosphere, the perfect unison of casual living and entertaining. The kitchen is perfectly positioned in the heart of the home overlooking the sunlit dining and living areas. The spacious and functional kitchen is equipped with timber benchtops, quality fixtures & fittings with plenty of benchtop and cupboard space. Opening seamlessly from the living and dining area, the covered outdoor entertaining space is a tranquil place to relax and host family and friends throughout the year. The huge timber deck overlooks the private and secure rear yard and enjoys views across the tree tops and to the mountains beyond. The home offers three generous bedrooms, with the master bedroom complete with oversized BIR. The additional bedrooms all feature carpet, built-in wardrobes, security screens and serviced by a main central bathroom. The biggest potential here is courtesy of the 2nd enclosed living space and laundry (7.4mx3.3m). With the ceiling heights above legal height requirements, this area presents itself as a great area to create an oversize master bedroom and ensuite retreat or even be used for home business. - 3 bedrooms- Master bedroom with large robes- 1 bathroom with separate toilet- Air-conditioning - North facing rear yard- Ample storage- Double car accommodation 6mx6.4m- Designed to capture maximum breezes and natural light- Fully landscaped 685m allotment- Always flood free in 2011- 40 meters above sea-level This exclusive offering to invest or own a piece of this riverside suburb close to local shops, schools and public transport is a rare, not to be missed opportunity. Contact Steven Kremer or Tia Borg now for any further details.