

# 44 Garden Terrace, Newmarket, Qld 4051



## Sold House

Wednesday, 6 March 2024

44 Garden Terrace, Newmarket, Qld 4051

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 223 m2

Type: House



Dean Hamilton  
0400799447

**\$965,000**

Offering a unique living experience, this one-of-a-kind home is positioned in the heart of Newmarket and provides a lifestyle filled with convenience and comfort! As soon as you enter the home, you are greeted with an inviting sunroom that takes advantage of the property's north-facing orientation. Moving into the open-planned main living space, you will find soaring ceilings matched with character features such as picture rails and decorative cornices, making it the perfect place to unwind after a long day. The main kitchen/dining space is truly a chef's dream, featuring a sleek stone island bench with a breakfast bar, ample storage space, stainless steel appliances, and a four-burner gas stove. Is there really much else you could ask for? The master bedroom of the home features an oversized walk-in robe, modern ensuite, and is situated to take advantage of the home's north-facing aspect. This home offers you the chance to live an idyllic lifestyle in the heart of Newmarket without breaking the bank! Enjoy the nearby parklands, shopping venues, and access to Kelvin Grove State College via school catchment. FEATURES: + Master bedroom equipped with an oversized WIR, modern en-suite, and high ceilings. + Equipped with two spacious bedrooms, both of which feature built-ins and ceiling fans. + Modern kitchen with stone bench tops, island bench with breakfast bar, ample storage space, and a four burner gas stove. + Expansive living space with character features such as ornate cornices and picture rails. + Large non-legal height space downstairs, perfect for enclosed storage or a workshop space. + Modern bathrooms with high quality fixture and fittings. + Fans throughout with split-system A/C in the main living and master bedroom. + Polished timber and carpeted flooring throughout. + Spacious east facing timber deck. + Easy access to nearby shopping venues and restaurants. + Located within Newmarket State School and Kelvin Grove State College school catchments Call Dean and Harry for the sales report and rental appraisal to secure this gem today!