

44 Violet Street, Yeronga, Qld 4104



House For Sale

Saturday, 17 February 2024

44 Violet Street, Yeronga, Qld 4104

Bedrooms: 5

Bathrooms: 3

Parkings: 3

Area: 862 m2

Type: House



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\$2,600,000

44 Violet St Yeronga has always been admired with its imposing position on the top of the rise and enjoying the North Eastern aspect and wide verandahs that wrap around this substantial home. Capturing beautiful views to the city and across the green suburban vista, a testament to its location on this 862m² of prime land. Offering 2 levels of generous living, the home epitomises the best of Queensland lifestyle with timber doors leading out to generous decks and verandahs that catch the river breezes and invite indoor outdoor living from every living room. The heart of the home is the huge kitchen with all the amenities of a modern kitchen including 6 burner gas oven and huge island bench. Open plan living throughout this large area has been cleverly designed with an integrated sliding wall to close off a separate living area if required. The master suite is oversized and features a full dressing area and very large ensuite with double vanity. The 2 other bedrooms on this level are generous in size with built in desks and robes. The lower level has a huge living area, perfect for entertaining with kitchenette and easy access to the rear gardens and yard. A large study/living/media area is tucked to the side of the home with external direct access also, perfect for a large home office enterprise. This could easily convert to 2 bedrooms also if required. There is also a very private bedroom suite to the front of the home and all accessible on one level so perfect for extended family or guests. The lower level has a bathroom and adds value if you require a dual accommodation set up. - Ducted air conditioning on upper level and split systems lower level - lovely and leafy rear yard - wide decks that appreciate the views and breezes - 3 Car secure garaging and extra off street parking on site - Attractive entry with batwing doors and security throughout - Fully screened with Amplimesh on all windows. The home is adjoining a further 759m² of vacant land which is owned by the seller and this can be acquired in the purchase of this site, see advert 38 Violet St Yeronga. It is on a separate title. Perfect for acquiring a large holding on 2 separate titles (3 lots in total) and adds a new dimension to this property. Location is the key to buying blue chip property and this ticks all of the boxes, minutes to primary schools, parklands, flood free, cafes & walking distance to transport you enjoy the company of many prestige homes and a very friendly community.