

45 Eucalyptus Circuit, Springfield, Qld 4300



House For Sale

Saturday, 30 March 2024

45 Eucalyptus Circuit, Springfield, Qld 4300

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 350 m2

Type: House



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\$1,150,000

45 EUCALYPTUS CIRCUIT, SPRINGFIELD Living the life dreams are made of is a piece of cake in this brand-new masterpiece curated by Burbank Homes, an Australian leader in creating family homes that inspire. Evoking a joyous spirit, the home has a crisp colour palette, an abundance of natural light and is complete with high ceilings, clean lines and signature accents bringing a warmth to the home. Through the clever integration of contemporary architecture and modern family functionality, this 2-storey home is sure to be a hit with busy families all vying for space. With a sprawling layout, this home offers 5-bedrooms, 3-bathrooms, multiple living zones, a study and a covered alfresco area providing all the space your family needs now and into the future whilst also being an ideal entertainer. A key element in every abode, the kitchen needs to reflect the family that calls this place home. Sleek and sophisticated, the kitchen has a refined presence and with a butler's pantry, gas cooktop, stone waterfall countertops, a massive kitchen island with breakfast bar and high-end appliances, this kitchen is undeniably going to hit the sweet spot for those who love to entertain and is suitably positioned to engage with the family and guests whether they be inside or out. Raising the bar, the upper level of the residence exudes a calm, tranquil energy. Up here you will find a restful leisure suite, a parent's retreat with walk-in-robe and a luxurious ensuite with twin basins, 3 similarly proportioned bedrooms - all with built-ins and the residence's main bathroom with separate water closet. When size and lifestyle matters, we have you covered with:

- 302.7m² internal footprint (approx.) making this home an enviable contender for those needing a large family home
- 5 large bedrooms - all with either built-in robe or walk-in robe
- ducted air-conditioning throughout
- multiple living zones over both levels - downstairs with an open plan dining, living & family room, study + an entertainer's covered alfresco patio whilst upstairs has a spacious private lounge to relax and unwind in
- oversized, dual lockup garage with internal access to the home
- Two stacker doors leading to the alfresco
- Direct gas service line/gas meter that would remove the need for the homeowner to order gas bottles to the home
- Upgrades high ceilings

EXTERNAL ENHANCEMENTS

- Façade upgraded to Urban design.
- 1200mm feature Front entry door replaced with a timber panel translucent glass infill.
- Main entry door equipped with a pull handle.
- Brick wall rendered and bag & paint finish to both sides and rear of the home.
- Automatic opener for garage door including two handsets.
- Aluminium Sliding stacker doors leading to the alfresco area are stacker doors with a recessed track.
- Whirly bird roof ventilator
- ADDITIONAL UHF/VHF digital ready TV Antenna up to 6 Way splitter including booster.
- Fold down clothesline, wall mounted.
- Roof sarking added.
- Tiling extended to the alfresco area, footpath including the patio.

INTERNAL ENHANCEMENTS

- Ground floor boasts high ceilings measuring 2740mm.
- Additional internal flush panel cavity door to study room.
- Stairs are constructed with timber and accompanied by glass railings.
- Island bench features a double bowl under mount stainless steel sink.
- Island bench includes a side waterfall, 40mm thick stone benchtop, and spans 1000mm in width.
- Butler's pantry equipped with a stone benchtop.
- Soft-close mechanisms installed for doors and drawers.
- 900mm black glass gas upright cooker included meter box with 900mm oven and 900mm slide out rangehood.
- Cabinetry designed with shadow line finger pulls for doors and drawers instead of handles.
- Microwave and Stainless-steel dishwasher included.
- Carpet underlay upgraded to 10mm thickness.
- Ducted air conditioning with touch screen control installed.
- NBN ready fibre network system.
- Panic alarm system integrated.
- Smoke alarms each room including living room & kitchen.
- Block-out roller blinds provided for all windows (excluding fixed windows).
- All benchtops are made of stone.
- All tapware has been upgraded.
- Laundry features a stone benchtop and an upgraded tap mixer.
- Sanitary wares (toilet pan & cistern, vanity basin) have been upgraded.
- Water closet fixed to backwall with 1500mm high wall tiles.
- All toilets and showers are equipped with exhaust fans.
- Additional 2 x downlights added to the eaves of the roof in front.
- Additional double external power point for BBQ at alfresco.
- 2 x spotlights installed on both sides of the building.
- 1 x 900mm long crystal chandelier hangs over the Island bench.
- All downlights are LED.

The locals love how this estate has captured the essence of community living, and being so close to local schools, public transport, and Springfield Fair only enhances its appeal as the perfect choice for families. Impressive and inspired, this home is move in ready and we encourage you to join us at one of our open homes so you can become acquainted with all this home has to offer. Contact Eric Li today on 0425 564 877. An inspection is a must! Disclaimer: Due to QLD legislation which prohibits a seller or agent from providing a price guide for auction properties, a price guide isn't available. The website possibly filtered this property into a price range for functionality purposes. Any estimates are not provided by the agent and should not be taken as a price guide. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely

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