

45 Sally Crescent, Nirimba, Qld 4551



House For Sale

Thursday, 13 June 2024

45 Sally Crescent, Nirimba, Qld 4551

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 420 m2

Type: House



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Contact Agent

Jeremy and Kim Buultjens of Harcourts Community proudly present 45 Sally Crescent, Nirimba to the market: this immaculate modern home in a family-friendly neighbourhood just footsteps to fabulous parks and playgrounds, offers easy-care living in this exciting, growing community that is all about connectivity, lifestyle, and embracing the very brightest of futures. Across a single level - this is a design suitable for all ages and stages of life, and comprises four bedrooms, two bathrooms, two separate living areas, central kitchen, north facing covered alfresco patio, separate laundry, and double lock up garage. Split system air-conditioners x 2, ceiling fans throughout, stone benches in kitchen and bathrooms, stainless steel appliances, modern cabinetry, security screens, roller blinds, tiled flooring in living areas and plush carpets in bedrooms, separate bath and shower in family bathroom, rainwater tank, and side access - are all existing features. A fully fenced backyard is large enough for pets and children to play - and there's a dog park only 450-metres away where your canine family member can make new friends, and so can you. There is room in the yard for a trampoline, cubby house, garden shed, plunge pool or spa - if desired. Currently rented with a secure tenant in place until March 2025; this would make a savvy addition to any investment portfolio in a high growth corridor. Alternatively, if purchasing to live in, you can use rental income to build up equity whilst preparing for the move early next year, giving you plenty of time to pack and plan. Not only are there amazing parks in and around the community to use, but this home is also within walking distance to Nirimba Primary School and is only 1.7-kilometres (23 minute walk) to Notre Dame Catholic College opening in 2025. We did say family-friendly! Major hospitals, the university, shopping centres, and stunning beaches are within a 15-20 minute drive, and the new Bells Creek Arterial Road extension to Roys Road interchange facilitates quick easy access to the M1 and you can be at Brisbane International Airport within 55-60 minutes. Investor owner is a committed seller and is ready to sign a contract today; if you're ready to buy, and this is of any interest, you need to act immediately. We look forward to hearing from you.