

62 Gilford Crescent, Albany Creek, Qld 4035



Sold House

Sunday, 31 March 2024

62 Gilford Crescent, Albany Creek, Qld 4035

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 688 m2

Type: House



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\$835,000

Introducing your next family oasis at 62 Gilford Crescent, Albany Creek, brought to you by Cara Bergmann Properties. This home is a well presented haven that beckons young families and astute investors alike. Nestled in a serene street, this residence offers the epitome of move in comfort with the added promise of future value enhancement. Nestled in the serene embrace of a quiet street, this immaculately presented home offers the quintessential setting for a young family or savvy investor. Boasting three bedrooms, one bathroom, and ample space with 2 car spaces, this residence spans over a generous 688 square meters, ensuring both comfort and room to grow. Step inside to discover a harmonious blend of modern convenience and timeless charm. The heart of the home unveils an air conditioned open plan kitchen and dining area, seamlessly flowing into the inviting lounge room. Tall ceilings adorned with exposed wooden beams elevate the ambiance, while sliding doors beckon you to the front veranda and lush greenery beyond. The allure continues outdoors, where a fully fenced backyard awaits, providing both security and privacy for endless family gatherings or tranquil moments of relaxation. Entertain with ease under the sheltered entertainment area, embraced by a serene atmosphere that invites you to unwind. Key features include: • Full internal repaint and new LED lighting • A green oasis awaits, providing a peaceful retreat. Fully fenced backyard. • Immediate occupancy ensures a seamless transition to your new home. • Air conditioned open plan living. Experience seamless flow from the kitchen and dining area to the lounge, accentuated by tall ceilings with exposed wooden ceiling and beams. Convenient access to the front veranda and grassed area via sliding doors. • Tranquil undercover entertainment area, perfect for hosting gatherings or simply unwinding in peace. • Enjoy a culinary haven boasting breakfast bar, double sink, ample space for a dishwasher, Westinghouse oven, ceramic cooktop and tiled splashback. • Three bedrooms offer ample space with the master featuring a built in cupboard and direct access to the two-way bathroom. • The bathroom includes a shower, bath, separate toilet and a powder room complete with a new vanity and mirror. • Linen cupboards in the hallway and built in cupboards in bedrooms two and three ensure clutter free living. • A spacious laundry with newly fitted taps and wash basin, with seamless access to the backyard and entertainment area. • Convenient washing line • Double carport • 5kw Sungrow, 21 x 315w Longi Panels Discover the perfect blend of comfort, convenience and potential at 62 Gilford Crescent. Don't miss your opportunity to make this house your home. This home is vacant and ready for you create your own memories. Approximate Rates: • Rates \$571 per quarter. • Water \$402 per quarter. *Building and pest reports and rental appraisal available for viewing by interested buyers. Don't miss out on the opportunity to make this exquisite property your own. School Catchments: • Prep - Year 6: Albany Hills State School • Year 7 - Year 12: Albany Creek State High School Suburb Information: A popular North Brisbane suburb, Albany Creek is about a half-hour drive from Brisbane CBD and is a highly sought after destination for families. There are 3 primary schools in the area, a renowned high school and 5 childcare centres to accompany this. Conveniently access the 24 hour emergency vet for your loved pets. Bursting with parkland and nature reserves there are also impressive local amenities, providing multiple shopping centres and a huge array of restaurants and food outlets. Direct access to public transport links you to the nearby Prince Charles Hospital, Westfield Chermside Shopping Centre and Brisbane CBD. ***All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.