

7 King Arthur Crescent, Murrumba Downs, Qld 4503



House For Sale

Tuesday, 30 April 2024

7 King Arthur Crescent, Murrumba Downs, Qld 4503

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 405 m2

Type: House



Mel Holloway
0403000493

Offers mid \$1.2m

Located at the top of the Castle Hill Estate with uninterrupted views of the neighbourhood this family residence features a versatile area that can serve as a self-contained granny flat, an extended family stay, or a teenagers' retreat, offering both privacy and flexibility. Experience the luxury of adaptable living in this stunning home designed to meet all your family's needs. Conveniently located at the front of the home, the well-designed office provides a bright and inspiring environment for work and relaxation, overlooking the front garden. This space could alternatively be used as a 5th bedroom. Moving forward, the dining room boasts natural light flooding in through the expansive sliding door, accentuated by high ceilings that enhance its sense of opulence and openness. Next, discover the kitchen, adorned with luxurious stone benchtops, a dishwasher, and a Smeg freestanding 900mm wide gas cooktop and electric oven. With a butler's pantry and display cupboards offering ample storage and showcase opportunities, this space combines elegance with functionality. Complete with a breakfast bar, it's ideal for both cooking and gathering. Connected to the butler's pantry, the laundry area offers convenience and complements the kitchen's sleek aesthetic, with direct backyard access enhancing indoor-outdoor living. Transitioning to the spacious lounge area, a built-in TV cabinet and large sliders connect seamlessly to the outdoor entertaining area, providing a perfect blend of indoor relaxation and outdoor enjoyment. Step outside to the meticulously crafted outdoor entertaining area, offering privacy and year-round enjoyment with the addition of blinds. The lower level houses a secluded guest suite, providing privacy and tranquillity for visitors. This exclusive hideaway includes a bedroom with built-in robe, a bathroom with concealed laundry, and a fully equipped living area with dining and kitchenette facilities. With its separate entrance, guests enjoy freedom and independence to come and go as they please. Whether accommodating visitors or seeking a private retreat, this guest suite offers comfort and discretion. Ascending to the upper level, an inviting lounge room welcomes relaxation, complemented by smooth timber handrails and a stunning light fixture illuminating the staircase. The upper level comprises three bedrooms, each with its own charm and functionality. One bedroom is secluded off the living area for added privacy. It includes a built-in wardrobe, ceiling fan, and quality soft carpeting for comfort and luxury. The following bedroom offers ample space with a walk-in robe for storage and a ceiling fan for comfort. Additionally, a designated corner provides a cozy spot for work or relaxation. Like the previous bedroom, it features quality soft carpet for a luxurious ambiance. The main bathroom serves as a luxurious retreat for both bedrooms, featuring a stylish shower, separate bathtub, and generously sized vanity, while the discreetly tucked away toilet ensures privacy and convenience. Finally, the master suite offers a luxurious escape with a dazzling chandelier, spacious ensuite with double vanity, and walk-in robe flooded with natural light, complemented by a private balcony overlooking the serene neighbourhood. Don't let this opportunity slip away – seize the chance to make this exceptional property your new home! With its abundance of features and luxurious amenities, this residence offers an unparalleled living experience that's simply too good to pass up.

Overall Property Features: 4 Bedrooms 1 Home Office/5th Bedroom 3 Bathrooms 2 Car garage Ducted reverse cycle air-conditioning. Reverse Cycle split system air-conditioning to guest living. Instant Gas Hot Water Hybrid timber look plank flooring Central Kitchen – stone bench tops, Smeg freestanding 900mm wide gas cooktop and electric oven, dishwasher, plumbed fridge space and butler's pantry. Outdoor entertaining area Multiple living areas Kitchenette in guest suite Security screens throughout 5-Kilowatt solar system Outdoor blinds 2 laundry facilities 2 clothesline areas 405m² fully fenced corner block Built in 2021 (3 years old) Lower Level Home office/5th Bedroom Kitchen with butler's pantry Laundry with direct access to the back yard Dining room Living room Outdoor entertaining area 2 Car garage Guest suite/Granny Flat – complete with bedroom, bathroom with hidden laundry, living, dining & kitchenette facilities, private access and clothesline area. Upper Level Living Room Bathroom with bath, shower, toilet and vanity 3 Bedrooms: - 2 good sized bedrooms both with built in's and ceiling fans - Large master bedroom with private balcony, walk in robe and ensuite complete with large shower and double vanity.

Local Amenities: Murrumba Downs Shopping Centre – approx. 500m – 8 min walk. Castle Hill Village Shopping Centre – approx. 1.1kms – 15 min walk Enchanted Forrest Early Learning Childcare Centre – approx. 600m – 9 min walk Undurba State Primary School – approx. 1.5kms – 20 min walk. Living Faith Lutheran Primary School – approx. 2.4km – 34 min walk. Murrumba State Secondary College – approx. 2.2km – 30 min walk. Murrumba Downs Train Station – approx. 2.9kms – 40 min walk. Kallangur Train Station – approx. 2.6kms – 36 min walk. Kallangur Satellite Hospital – approx. 2.4kms – 34 min walk. Sunshine Coast University - Moreton Bay – approx. 5.1km – 17 min bike ride Westfield Northlakes – approx. 5.5kms – 11 min drive. The Financials: Council Rates – approx. \$501 per quarter (as per last bill) Water – approx. \$375 per quarter (as per last bill) Rental appraisal Whole Property - \$1,100 per week Guest Suite/Granny

Flat Only - \$300 per week Disclaimer: Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.