

# 71 Moola Road, Ashgrove, Qld 4060

**RIGHTON**  
PROPERTY

## House For Sale

Wednesday, 22 May 2024

71 Moola Road, Ashgrove, Qld 4060

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 584 m2**

**Type: House**



Brigette Righton



Amy MacDonald  
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## For Sale

Embraced by tranquillity, 71 Moola Road, Ashgrove eagerly awaits its new owners. Inside this charming character home, you will find a comfortable layout, ideal for relaxed family living. Outdoors, offers private gardens and multiple living areas perfect for year-round entertainment, with a swimming pool and covered deck perfect for relaxing on those hot summer evenings. Key Features: • Hamptons-style kitchen featuring a butler's pantry, plumbed fridge space, double oven (conventional & microwave), and two integrated dishwashers. • Family living area adorned with a fireplace and dining space flowing onto a covered north-facing entertainer's deck and pool. • Rumpus room opening onto a rear deck, along with a separate sitting room. • Child-friendly backyard enveloped by lush greenery. • Master bedroom boasting a walk-in robe and ensuite. • Four additional bedrooms complete with built-in robes, fans, and an extra study area. • Walk-in linen closet for added storage convenience. • Home office near entrance. • Family bathroom showcasing stone benchtops and a walk-in shower. • Laundry room with external access to drying area. • Sparkling saltwater swimming pool. • Split-system air-conditioning and a mix of polished timber and bamboo flooring throughout. • Garden shed for storage needs. • Two-car accommodation with a remote-controlled garage door. • Positioned on a fully fenced 584m<sup>2</sup> allotment. • Close proximity to esteemed schools such as Marist College, Mt St Michaels, St Finbarr's, Oakleigh Primary, and Ashgrove State School. • Nearby amenities include parks, bike tracks, bus stops, Ashgrove shopping precinct, restaurants, and cafes. • Only 5.5km to the CBD, offering convenience without compromise. Move in and indulge in the comforts of home! Contact Brigette Righton or Amy MacDonald to arrange a viewing. Disclaimer: This property is being sold without a price therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.