

7A-9 Woodhurst Court, Pittsworth, Qld 4356



House For Sale

Saturday, 28 October 2023

7A-9 Woodhurst Court, Pittsworth, Qld 4356

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 1790 m2

Type: House



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2 Titles - Offers From \$975,000 Invited

7a - 9 Woodhurst Court is located in a quiet cul-de-sac with neighbouring, quality built homes. These two parcels of land together create an expansive playground including play fort and sandpit for the family, offering a substantial amount of space and ensuring privacy from neighbouring properties. This architecturally inspired residence boasts a unique and striking presence with soaring raked ceilings that flood the interior with an abundance of natural light. The high-quality finishes throughout the home are evident, offering multiple living spaces equipped with year-round heating and cooling, as well as a cozy fireplace featuring a stone brick surround finish. A timber staircase leads to an upstairs living area, and an unconventional yet charming addition is the fire pole (access on 2nd level encased securely), that connects different levels of the house. Furthermore, this property is an exceptional investment opportunity, as it comprises of two separate titles. The residence sits on an 816.8sqm parcel, while the adjoining title consists of 976.2sqm. This unique configuration allows for the possibility of selling the titles separately or accommodating multiple families interested in building side by side. The house itself offers four bedrooms, three living rooms, three bathrooms, four toilets, and the flexibility to use one of the rooms as a guest quarters or a fifth bedroom.

Lower Level:

- Wide entrance foyer featuring dividing doors to separate the entrance and internal hallway/main living area
- Blackbutt timber look, vinyl plank flooring flow throughout the foyer and living areas
- Guest room with their own ensuite or / 5th bedroom / alternatively the ideal office - business operator or a granny flat. This room has a separate access.
- Media room including provision for a projector
- Spacious family dining combining kitchen area extending to the east providing an indoor sunbed cove, simply perfect for a winters morning
- The ultimate kitchen every cook dreams of, so big, includes multiple soft-closing drawers, cupboards, high quality marble laminex bench tops, a centre breakfast workbench servery, Butlers pantry, stainless steel dishwasher, gas cooktops and under bench oven.
- Access out onto the north east facing undercover entertainment area boasting an ironbark bench, accessible from the kitchen window servery, ceiling fans too
- Laundry and separate toilet
- Storage room
- Double garage

Second Level:

- Spacious living room plus a study area extending out onto a north facing balcony
- Master bedroom opens onto a private balcony, has a walk in robe and ensuite
- Additional 3 bedrooms each with a built in robe
- Luxury main bathroom has a double vanity bench top, bath and separate shower. Separate toilet.

Additional improvements:

- Laundry chute from upstairs bathroom to the downstairs laundry room
- Under floor heating throughout the lower living room, master ensuite and main upstairs bathroom
- Air conditioning
- Outside fire pit area fully tiled
- Large play fort and sand pit
- 8kw solar

All town services provided plus rainwater tanks (70,000 litres for year round supply for family). Pittsworth is a progressive township located within 40 kms to Toowoomba City, well known as a welcoming community providing 2 medical centres, a variety of retails shops including IGA & Woolworths, a variety of sporting facilities & clubs. Education provided by both the state primary and high schools plus a private primary school. There is a daily bus service to Toowoomba for the private school pupils and transportation for the working community. For a private inspection or further information on this property please ring the selling agent Kathy Hohns on 0417 197 746