

# 8 Liriope Drive, Kirkwood, Qld 4680

**ONEPERCENT**  
PROPERTY SALES

## Sold House

Tuesday, 20 February 2024

8 Liriope Drive, Kirkwood, Qld 4680

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 648 m2**

**Type: House**



Stuart Grayer  
0730416041

**\$531,000**

Situated in the highly sought-after area of Emmadale Gardens, this custom built home is fitted with all the touches you would expect if you built the home yourself. With open plan living and a spacious outdoor entertainment area, this property was built for easy indoor / outdoor living. The position here is perfect, central to everything, and surrounded by quality homes. Take a look at some key features below Built in 2009 by Chris Cameron Homes Open plan kitchen living and dining space, with additional media room Kitchen featuring modern appliances and plenty of bench space Four bedrooms, all with air-conditioning and ceiling fans, the main bedroom benefitting from large walk-in robe , spacious ensuite and tinted windows Family bathroom servicing the remained three bedrooms Fully ducted 3 phase energy efficient air-conditioning with individual room zoning to help keep running cost low Outdoor entertainment area with ceiling fan, TV wall point and LED downlights, perfect for entertaining friends and family Plumbed fridge space with LG ice maker fridge included 6.6kw 3 phase solar system in place only installed in July 2023 Rainbird sprinkler irrigation system Double lock up garage Security windows and doors throughout 5000 litre slimline water tanks with pump, plumbed to toilets, laundry and gardens 5m x 4m color bond shed fully powered with its own 20 amp circuit breaker and safety switch, fitted with work bench and extensive shelving Well established landscaped gardens featuring guava, banana, pawpaw and lemon and lime trees Rates approx. - \$3978.00 annually This quality home is not one to be missed. Nothing to do but just move in and enjoy. The vendors are motivated and are keen to move on so don't miss out on this excellent opportunity, call to view today.