

# 8 Notlob Court, Greenbank, Qld 4124

## House For Sale

Wednesday, 15 May 2024



8 Notlob Court, Greenbank, Qld 4124

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 482 m2

Type: House



CHRIS GILMOUR

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## WELCOME TO "SILVERLEAF"

Nestled within the highly coveted Harvest Rise Estate in Greenbank, this impeccably presented lowset residence sits proudly on a 482m<sup>2</sup> block. Boasting remarkable curb appeal and surrounded by well-constructed, high-quality homes, this property stands out as a beacon of elegance, designed with entertaining in mind. The flawless design of this home is evident as you step inside, where the air-conditioned and open-plan living space creates a harmonious and inviting atmosphere. Bathed in natural light, the neutral tiles in the hallways and living areas contribute to a clean and balanced aesthetic with sleek lines. Featuring 4 spacious bedrooms, each equipped with built-in robes and ceiling fans, 3 of which offer the added comfort of air conditioning, this home prioritises both style and functionality. The gourmet kitchen showcases Caesarstone benchtops, premium stainless steel cooking appliances, a dishwasher and ample cupboard and pantry storage. Step into the enchanting outdoor entertaining precinct, perfect for alfresco dining, and overlook a lush, grassed enclave where children and pets can roam freely within a secure environment. Additional outdoor features include wide side access, a convenient garden shed, two 5000L slimline rainwater tanks, outdoor power points, and meticulously landscaped, low-maintenance gardens. Strategically located near local amenities, schools, shops, and recreational facilities, this home is an epitome of modern living. It deserves your attention and an inspection at your earliest convenience.

**PROPERTY FEATURES:-** Home is approx 4 years old- Built by Evoca Homes- Rendered brick lowset home with colorbond roof- Nestled on a 482m<sup>2</sup> block in Greenbank- Bedrooms: 4 spacious bedrooms + BIR's + aircon + ceiling fans- Master Suite: WIR + aircon + ceiling fan + contemporary ensuite- Bathrooms: 2 contemporary bathrooms- Kitchen: Gourmet kitchen with Caesarstone benchtops + premium cooking appliances + dishwasher + plumbed fridge + ample cupboard & pantry storage- Open plan living & meals room, tiled & air-conditioned- Other Property Features: Aircon + ceiling fans + separate laundry with cupboard storage & external access + linen closet + triple lock security screens + premium tiling + tinted windows + double remote garage + NBN

**OUTDOOR FEATURES:-** Huge covered alfresco space with 2 x ceiling fans- 2.2m x 2.2m garden shed- Decorative wall panels and colorbond fencing to backyard fence- Immaculately presented yard- Lush & low maintenance landscaping- Fully fenced- Wide side access- 2 x 5000L slimline water tanks

**LOCATION:-** Close to a plethora of schools + shops + medical & recreational facilities- 5 mins to Park Ridge State School- 4 mins to Park Ridge State High School- 35 mins to Brisbane CBD- 36 mins to Gold Coast

**Disclaimer:** All information provided has been obtained from sources we believe to be accurate. However, we cannot guarantee the information is accurate and accept no liability for errors or omissions. (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice.