

**85 Lumley Street, Upper Mount Gravatt, Qld 4122**

Solutions

**House For Sale**

Wednesday, 17 April 2024

85 Lumley Street, Upper Mount Gravatt, Qld 4122

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 486 m2**

**Type: House**



Ben Knight

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## For Sale

A spacious sanctuary nestled in a premium Upper Mount Gravatt pocket, this refined home boasts a polished, laid-back lifestyle in contemporary style. Set over two generous levels with a dedication to effortless entertaining, the superior location delivers everything you need with premier lifestyle precincts at your door! This property won't last long. Get in quick, contact Ben Knight today to find out more!

**Features Include:-** Modern double-level home in brilliant Upper Mount Gravatt position- Pristine indoor and outdoor presentation with landscaped street appeal- Air-conditioned, open-plan living and dining - Upstairs lounge room or perfect work from home space- Large modern kitchen including superb storage, appliance hatch, quality appliances, sleek white stone, servery and centre island- Covered outdoor entertaining flowing to large, fenced and level backyard with room for a pool- Four built-in bedrooms with ceiling fans- Master including private balcony, walk-in robe and large ensuite with dual vanity- Contemporary family bathroom with separate bath and good vanity storage- Dual study areas- Powder room with third toilet- Separate laundry- Double remote garage with gated entrance- Central to major amenities including premium schooling, transport, medical and Westfield Privately positioned behind landscaped and fenced frontage, the home opens to immaculate interiors with a crisp white palette amplifying the natural light throughout. Open-plan living and dining unfolds at the rear whilst upstairs a private rumpus room provides versatile options for retreat. Embracing connection with an intelligent layout, the kitchen is wrapped in sleek white cabinetry with superb storage complemented by a striking black glass splash back. Stainless appliances and sleek white stone cement the excellent functionality whilst a huge island anchors the large and flowing footprint. Designed to offer fluidity between indoors and out, bi-fold doors open to a large covered patio with a built-in servery/coffee bar connected brilliantly to the kitchen. Generously sized and providing wonderful options in which to host family and friends, there is enticing privacy with fantastic vantage over the lush, level backyard; wonderfully sized and fenced for children to play with room to add a pool! There are two study nooks on the lower level for those catering to working or homework needs whilst upstairs, four plush bedrooms enjoy privacy; each including built-in storage. The master enjoys the use of a private balcony as well as having a walk-in robe and pristine ensuite with dual vanity and superb storage whilst the family have the large main bathroom with separate bath. Additional features include a powder room with third toilet, separate laundry, reverse cycle air-conditioning, security screens, double remote garage and gated entry. Location wise, this one is hard to beat! Enjoying a quiet family-friendly position, you are just a stones throw from major amenities including Westfield's massive selection of shopping and dining within walking distance. In addition you have bus and rail at your door whilst a number of premier schooling options are close by.