

9 Chameo Place, Marian, Qld 4753

Sold House

Thursday, 5 October 2023



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Bedrooms: 4

Bathrooms: 2

Parkings: 8

Area: 636 m2

Type: House



Stacey Arlott
0748294612

\$570,000

WELL DESIGNED FAMILY GEM! Situated on the corner of a quiet no through road is this near new well designed Reef Properties home. Built in late 2018 so still under builders' warranty and measuring approximately 213m² under roof is the perfect home for a growing family. An excellent floorplan awaits once you step through the large front entrance, 2 separate living areas, 4 bedrooms, 4 car accommodation and stylish fixtures and finishes throughout are sure to please the fussiest of buyers. **LET'S TAKE A LOOK AROUND:**

- Perfectly presented both inside and out, ready for you to move straight into, nothing needs doing
- Approximately 213m² under roof
- 636m² fenced block of land
- Neutral colour scheme throughout
- Fully security screened
- Fully air-conditioned
- Large tiled wide entrance
- 2 separate living areas
- Formal air-conditioned and carpeted lounge room at the front of the home with cavity doors to ensure quiet and privacy from the main living area
- Large tiled and air-conditioned main open plan tiled living area
- Stylish designer kitchen is the hub of the home featuring stone bench tops, large wide breakfast bar, corner pantry, double sink, dishwasher, modern appliances
- Good sized dining area adjacent to the kitchen
- Generous sized carpeted and air-conditioned master bedroom with walk in wardrobe and ensuite
- 3 remaining bedrooms are well sized with air-conditioning, carpet and built in wardrobes
- Voguish main bathroom featuring subway tiles, separate bathtub and shower, floating vanity
- Separate toilet
- Well-appointed laundry with access to outdoor clothesline
- Large covered entertaining area to the side of the home which is conveniently accessed from the main living area
- Fully fence back yard with lovely grassy area for children and pets to play safely
- Double lock up garage with remote door and the bonus of 1 extra-long bay for a larger vehicle, plus plenty of storage space in garage
- 6mx6m high clearance powered shed, with the bonus of 15 amps
- Cement pad in front of shed allows for parking of extra vehicles if needed
- Side access with double gates to easily access the shed due to its positioning on the corner block
- Additional lawn locker
- Low maintenance landscaped gardens
- Location is prime, good old fashioned family friendly country community, Marian is the gateway to the Pioneer Valley and is situated approximately 30 km's from Mackay
- Walk to Marian primary school, Kindy and daycare centre
- Short drive to Mirani high school
- Close to shopping precinct with Woolworths, butcher, chemist, doctors, gym and much more
- Enjoy your weekends with family and friends sharing picnics at one of the multiple playgrounds or parks, for the more energetic you will love the walking paths and trails along the Pioneer River

The current homeowners are extremely house proud and absolutely nothing needs doing, move in today and start enjoying all this beautiful home has to offer. Homes of this caliber and price are highly sought-after and very hard to find. The only way you're going to truly appreciate the floorplan, space, style and more importantly presentation of 9 Chameo Place is by arranging a viewing, but you will need to be quick as I believe this home will be desired by many. Disclaimer: The Agent does not give any warranty as to errors or omissions, if any, in these particulars. The provided information from the Vendor can be deemed reliable but not accurate. Any persons interested in the property should conduct their own research.