

# 9 Lamboo Court, Shailer Park, Qld 4128



## House For Sale

Monday, 17 June 2024

9 Lamboo Court, Shailer Park, Qld 4128

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 1515 m2

Type: House



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## Interest Above \$1.1M

Enjoying an elevated position at the peak of the court on a substantial 1515m<sup>2</sup> block, this endearing family home is warm, welcoming and ready to become yours. The block is a true standout with expanses of green lawns, lovely established native gardens, inground pool, drive through side access and beautiful outlook. This impeccably maintained, architecturally designed home unfolds over the one expansive level with a well-devised floor plan suited to modern family life. An abundance of natural light infiltrates this bright and cheery home. Freshly painted white walls and plush new grey carpeting add a modern touch. North-facing living and Southerly breezes will add to your enjoyment of this special place to call home. Families will appreciate the separate and well-defined living areas. A spacious carpeted lounge room on entry flows through to a large open office (complete with built-in desk and cabinetry) or can be converted back to a formal dining if desired. This is the ideal space to read a book or to work, away from the hub of the home and enjoys the leafy outlook from the bay windows. Traveling further through the home you will find a spacious, open-plan living, dining and kitchen zone, all enjoying green garden views through to the rear yard. The vast use of glass in this space makes it special, with so much light infiltrating the space, along with the tranquil leafy views - wonderfully bathed in sunshine during the winter days. At the heart of the casual zones is a spacious, galley style kitchen. The freshly presented kitchen offers an abundance of both bench and cupboard space and features a new Chef oven, brand new sink, along with an electric cooktop, Dishlex dishwasher and walk-in pantry. There are a total of four generously sized bedrooms, all with built-ins and ceiling fans. The master bedroom is positioned at the rear of the home for ultimate privacy and features a walk-in robe and spacious white ensuite. Enjoy your private, restful garden outlook through the bay window. Entertain the largest of crowds on the large, paved area flowing off the dining & living areas, via separate glass sliders. The neatly landscaped yard features established trees and gardens that look as pretty as a picture and ensure your privacy: encouraging the native bird life. There is plenty of level flat grassed areas for children and pets to play in the safety of the fully fenced yard. Come Summer, the inviting pool will be a very welcome addition. Your vehicles will be secure in the double lock-up garaging with its brand-new garage doors. There is drive through side access to the right of the home (via gates), if additional parking is required. Other quality features include: New window furnishings; plenty of storage throughout the home; air-conditioning to family room; ceiling fans; large internal laundry; Solar; new hot water system; partial new fencing; garden shed; two water tanks (6000L each). Discover the convenience of living in this prime location where you have public transport literally at your doorstep, within walking distance to Shailer Park State School & High School and within just a few minutes of the Logan Hyperdome. Families you are spoilt for choice with Shailer Park State Schools, St Matthews Primary, Chisholm Catholic College and John Paul College just some of the schools in close proximity. Local cafes, parks & bush walking tracks close by. You are in quick and easy access of the motorway which will have you to the Gold Coast or the Brisbane CBD within approx. 30 minutes. A MUST SEE!"RE/MAX Revolution Real Estate has taken all reasonable steps to ensure that the information contained in this advertisement is true and correct but accepts no responsibility and disclaims all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement. E&OE"