

9 Sundown Circuit, North Lakes, Qld 4509

BRIDGEBURY

House For Sale

Monday, 4 March 2024

9 Sundown Circuit, North Lakes, Qld 4509

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 376 m2

Type: House



Matthew Klauss
0402346730

Offers In Excess Of \$739,000

REST OR INVEST, AMAZING OPPORTUNITY TO CAPTURE YOUR DREAMS IN THE HEART OF NORTH LAKES Discover the epitome of family living at 9 Sundown Circuit, North Lakes, where this remarkable 4-bedroom family home graces a 375m² corner block, offering a picturesque parkland view from its elevated position on the high side of the street. Built in 2015, this residence has been under a long-term tenancy since its inception, and for the first time, it is now poised to enter the market. Whether you're an eager owner-occupier ready to move in post a thorough bond clean or a savvy investor seeking a prime opportunity, the possibilities are yours for the taking. This home boasts not one, but two living areas, in addition to its generously sized bedrooms and a dedicated study nook. The first living area, perfect for a formal lounge or media room, provides an ideal escape for relaxation. Transition into the air-conditioned main open-plan living/dining/kitchen area, a spacious haven where stone benchtops, stainless appliances, a large pantry, double fridge space, and a gas cooktop grace the thoughtfully designed kitchen. The central island serves as a convenient breakfast bar, adding to the functionality of this inviting space. With a total of four spacious bedrooms, the master suite stands out with a large walk-in robe and its own ensuite bathroom. The three additional bedrooms feature built-in robes and ceiling fans, and all are serviced by the main bathroom, showcasing both a shower and a luxurious freestanding bathtub. Step outside to an inviting haven with a wrap-around undercover alfresco area, perfect for weekend BBQs, and ample grassed space for children or pets to play. The property also offers a full-size double garage for the added convenience of off-street parking for two cars. Strategically located just minutes away from transport, shops, schools, and daycare facilities, this home provides easy access to the vibrant hub of the North Lakes shopping and entertainment precinct. The Brisbane CBD is a mere 40 minutes away, and highway access is straightforward and close by. Vacant possession is available from Tuesday, May 14th. Seize the opportunity to make this property yours by contacting Matthew Klauss on 0402 346 730 today to register your interest. *Note* - As a tenanted property, the photography has been virtually staged to represent how this home could be dressed once vacant and fully bond cleaned. **WHAT THE OWNER SAYS** Throughout the years, this property has proven to be an incredible investment, delivering outstanding returns. The location is truly exceptional, and the quality of tenants has been perfect. As I embark on new life plans, I've decided it's time to pass the torch to the next fortunate owner or savvy investor. Disclaimer - We make no warranty or representation as to the accuracy, reliability, suitability of the information we provide and disclaim all liability and responsibility for any direct or indirect loss or damage which may be suffered by you through placing reliance on anything contained in or omitted from the information we provide. A display of advertising does not imply an endorsement or recommendation by us and you acknowledge that you must make your own enquiries to determine this validity and appropriateness of the information we provide.