

**95 Dickman Road, Forestdale, Qld 4118**



**House For Sale**

Wednesday, 10 April 2024

95 Dickman Road, Forestdale, Qld 4118

**Bedrooms: 9**

**Bathrooms: 3**

**Parkings: 4**

**Area: 6002 m2**

**Type: House**



**EMMA WALTER**  
0404478102



**QUIN ONEILL**  
0498077789

## Auction

Nestled within the picturesque and sought-after suburb of Forestdale sits this impressive property, boasting an expansive 6002sqm of land. With the owner having relocated, this residence is primed and ready for its new occupants. This home will be going to Auction onsite on Saturday 27th April at 1pm. Stepping inside, you'll immediately grasp the sheer magnitude of this dwelling. Ideal for those seeking a home with a separate living space for extended family or potential rental income, this property leaves no stone unturned. Outside, a plethora of amenities awaits, including three large sheds, flourishing fruit trees, and ample outdoor space, providing a tranquil ambiance punctuated by the melodic chirping of birds. A unique floor plan spans across a massive single level, offering perfectly proportioned living spaces that flow from room to room without compromising on space and privacy. Easily classified as the living hub of the home, the property offers a spacious combined living and dining area that encompasses a high ceiling with loads of space and cupboards, the lovely thing about the kitchen is you can be preparing meals while still in view of guests and family in the yard. The main house offers 6 bedrooms, 2 bathrooms with the master bedroom offering ensuite, the other rooms are of generous size with built ins. 3 large living rooms and an open plan kitchen with dining and living, providing endless views across the back yard. It offers everything a fantastic home does however has the huge bonus of the separate 3 Bedroom granny flat. The Granny flat comes with separate entry, located next to the main house still with maximum privacy and separation between the 2 homes. Offers 3 bedrooms, air-conditioning, spacious bathroom and lounge room with generous kitchen and chef style oven and separate water heater. The perfect place to put the extended family, rent it for an income you can even live in the granny flat if you wish to renovate the main home. The potential opportunities are endless. There are so many features of 95 Dickman Road they include:- Property features:- Main House: \*Solid ironbark timber construction\* New aluminium exterior cladding\* 6 bedrooms\* Massive family/dining room\* Lounge room\* 2.5 bathrooms\* Laundry\* New vinyl floor planking -- family/dining room, hallway, bedrooms\* Slate floor - kitchen, bathroom, laundry\* 4-car undercover parking Recently constructed self-contained Flat attached to House: \* 3 bedrooms\* Bathroom - tiled\* Family room\* Great size kitchen with large chef style oven\* Air Conditioning\* Separate water heater\* Laundry\* Vinyl floor planking - bedrooms, family, kitchen Additional Property Features:- \* Large undercover outdoor entertaining\* High level 6000 2 m land\* Slightly sloped\* Well-drained soil\* Totally flood free\* Low density housing precinct\* Very quiet location\* Town water\* Bore water (separate) - Logan Council water quality tested\* Solar power - 3.5kW\* New hot water system - 250 litres\* Large home for extended family, tradesman, business enterprise\* Large sized shed\* Logan City Council Rates \$714.48 ( Jan - March), \$673.48 (Oct - Dec), \$714.48 (Jul - Sept)\* Variety of fruit trees\* Rental appraisal MAIN HOUSE: \$950-\$1000 per week, GRANNY FLAT: \$500-\$550 per week, COMBINED: \$1300-\$1600 per week\* Close to shops, schools, churches - Forest Lake, Browns Plains\* Room for pool, tennis court, vegetable garden, orchard Forestdale epitomizes serene acreage living with a vibrant community atmosphere, conveniently located near essential amenities. With the Gold Coast just a 40-minute drive away and Brisbane airport a mere 30-minute commute, the location offers both convenience and tranquility. Homes like this don't often come onto the market but when they do you need to be quick. Don't miss this rare opportunity to secure your slice of Forestdale paradise. Contact us today to arrange a viewing and experience the essence of this remarkable home first hand, we look forward to seeing you soon for an inspection call Emma today.