

# 10 Jagera Court, Karalee, Qld 4306

## House For Sale

Tuesday, 25 June 2024



10 Jagera Court, Karalee, Qld 4306

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 732 m2

Type: House



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**\$785,000+**

Built in 2019 this luxury property is situated on a large 732m<sup>2</sup> private corner block, close to local shops & parks with easy access to the Warrego Highway. Featuring 163m<sup>2</sup> of living space and large outdoor area for great entertaining and space for the play equipment. A perfect investment property which is currently leased until 12 January 2025 at \$540 per week. Great tenants in place. The four good sized bedrooms are complimented by two separate living areas, a media room and a dining room that overlooks the covered alfresco area. The main Bedroom, Living area and Family room are all Air Conditioned with fans to the minor bedrooms and dining area. Added bonus study nook in the living area. Tiles throughout the living and wet areas of the property with carpets to bedrooms and media room. The modern kitchen with electrical appliances overlooks the main living area, allowing the chef to stay engaged with guests and family while preparing meals. The separate media room is the ideal spot to set up the home entertainment unit or use as a play room for the children. The main bathroom is at the rear of the property with separate toilet services the three minor bedrooms. Internal tiled laundry leads directly outside to the clothes line. The large 6.0m x 5.7m garage allows ample space for two cars. The fully fenced yard has plenty of room for ball games and play equipment. This is the perfect opportunity to purchase your first investment property or add to your existing portfolio. Property Features:- Master bedroom with ensuite, WIR & air-con- Remaining 3 queen size bedrooms with ceiling fans & built in robes- Combined tiled living & dining area with air-con flowing from the kitchen opening onto the outdoor patio area- Separate carpeted media room or kids retreat - Second living area with air conditioning- A study nook!- Plush high quality carpets throughout- Modern kitchen with stainless appliances- Security screens & blinds throughout- Covered alfresco area and a large backyard

LOCATION LOCATION: 1 Min to Karalee Shopping Village with Coles & Woolworths supermarkets and a host of retail outlets, doctors, chemist and more 5 Mins to Karalee State School, Kindergarten & Day Care 11 Mins to local boat ramp & Picnic areas (Kookaburra Park) 13 Mins to Dinmore Station for Park & Ride to Brisbane CBD 11 Mins to Ipswich CBD, UQ Ipswich Campus 25 Mins to RAAF Base 45 Mins to Brisbane CBD Local Schools Karalee State School - 3.7 km Mount Crosby State School - 4.1 km

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