

11 James Close, Ormeau, Qld 4208

House For Sale

Tuesday, 25 June 2024

11 James Close, Ormeau, Qld 4208

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 450 m²

Type: House

Offers Over \$780,000

Don't miss out on this great opportunity to make this charming Ormeau house your new home! This delightful modern family home is centrally located in the sought after area of Pimpama Rivers Estate in Ormeau, which offers the owners of this property great access to the M1 north and southbound as well as convenient access to the local schools and retail outlets in the area. 11 James Close, Ormeau features 4 bedrooms all with built-in robes and ceiling fans. The master offers an ensuite with shower, vanity and toilet plus an adjoining walk-in robe. The large main bathroom includes a shower, bath, vanity with the convenience of a separate toilet. This lovely home has 2 separate living areas, the family room/dining area lies adjacent to the kitchen plus there is a separate lounge/media room meaning that there are plenty of opportunities for your family to spread out and pursue their own interests and activities without feeling over-crowded. The kitchen in this lovely home enjoys natural light courtesy of the window at the end of the kitchen. Stone bench tops are a feature in the kitchen plus there is a 600mm ceramic cooktop and under bench oven, dishwasher, pantry, breakfast bar and plenty of cupboard space. The main bathroom in this property is centrally located to serve the bedrooms and main living area. The bathroom includes a bath, shower, vanity with the convenience of a separate toilet. The laundry is conveniently located in the garage with direct access to the clothesline. When it comes time for some down time, the family can either relax in the lounge/media room and catch the latest movie or step outside to the undercover alfresco area which provides a great space for outdoor entertaining and relaxation. The ceiling fan will ensure your cooling comfort on hot afternoons. A remote-control double lock up garage completes the amenities and being fully fenced the property offers a safe and secure environment for your children to play in. Located at 11 James Close, Ormeau this property is a must-see home on your inspection list so don't miss the opportunity to view this home. Ideally suited to a first homeowner, downsizer or investor this lovely little property is available for your viewing now. The property is currently leased periodic for a weekly rental of \$630. Indicatively, the weekly rent beyond that date is likely to be approximately \$680 per week. Features include: - 190m² of family living positioned on a level 450m² corner lot - 4 bedrooms, central living area incorporating kitchen, dining and family room with a separate lounge/media room - Undercover alfresco area - Master bedroom with ensuite and built-in robe - Central kitchen featuring stone bench tops, 600mm cooktop and under bench oven, dishwasher, pantry and breakfast bar - Split air conditioning to family/dining area with ceiling fans in all bedrooms - Floor tiles to main living areas with carpet to all bedrooms and lounge/media room - All bedrooms feature built-in robes - Electric hot water storage - Water tank - Security screens and window treatments throughout - Remote double lock-up garage with walk-through access to the dwelling and side sliding door access to the backyard - Fully fenced property Conveniently located: - 3.2 km to Ormeau State School Catchment (Primary within catchment) - 4.3 km to Ormeau Woods State High School (Secondary within catchment) - 400 m to Livingstone Christian College (Prep - 12) - 700 m to Toogoolawa School (Special Non-Government School) - 3.1 km to Mother Teresa Primary School - 6.4 km to LORDS (Prep - 12) - 2.0 km to Ormeau Village Shopping Centre & Coles - 2.0 km to M1 North on ramp - 2.5 km to M1 South on ramp - 3.8 km to Ormeau Train Station - 6.1 km to Bunnings Pimpama Contact Morgan Oliver, your trusted Ormeau real estate specialist at JMO Property Group today on (07) 5517 5282 or morgan@jmoproperty.com.au to register your interest. Disclaimer: Disclaimer: JMO Property Group has obtained the information presented herein from a variety of sources we believe to be reliable. The accuracy of this information, however, cannot be guaranteed by JMO Property Group and all parties should make their own enquiries to verify this information.