

**13 Belair Street, North Lakes, Qld 4509**



**House For Sale**

Tuesday, 12 March 2024

13 Belair Street, North Lakes, Qld 4509

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 312 m2**

**Type: House**



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## Price by Negotiation

Embark on a journey to explore the enchanting allure of this family retreat, strategically positioned in a tranquil neighbourhood that exudes simplicity and warmth. This residence not only ensures comfort and functionality but also presents a remarkable living opportunity, complemented by its proximity to essential amenities. If you are looking for the perfect family home with convenience and comfort in mind, look no further. Elegant Design for Effortless Living Step into this meticulously designed haven, where each corner radiates a welcoming ambiance. The heart of this home lies in its open plan living and dining area, featuring a built-in study nook and air conditioning. Seamlessly connected to the outdoors through sliding glass doors, the kitchen boasts modern conveniences such as a dishwasher and gas cooktop. Discover a convenient toilet with a separate vanity. Plus, additional storage space in the double garage, showcasing a home designed with your relaxation in mind. Ascend to Tranquillity Ascend the stairs to discover four bedrooms tailored for comfort and relaxation, accompanied by a designated media/lounge area and a second spacious study nook—a perfect setting for family gatherings or quiet moments. The master bedroom surprises with functionality, offering an efficient ensuite with a double vanity, a well-proportioned walk-in robe, air conditioning, and a ceiling fan. The master suite serves as a retreat within the home, ensuring the utmost comfort. Upstairs, a full bathroom with a shower and separate bath, along with an additional toilet, enhances convenience. Key Features for Consideration:

- Rental appraisal up to \$750
- Four bedrooms with two living areas
- Master suite with ensuite, walk-in robe, air conditioning, and ceiling fan
- Open plan living and dining areas opening to a private covered alfresco space
- Well-equipped kitchen with modern amenities
- Two study nooks
- Covered alfresco area, ideal for intimate outdoor gatherings
- Remote-controlled lock-up garage
- Large side access.
- Fully fenced, private, low-maintenance backyard, safe for kids/pets to play
- Ceiling fans ensuring comfortable temperatures throughout

Immerse yourself in the harmonious blend of comfort, style, and investment potential that this residence has to offer. Location Highlights: This property stands out not just for its features but also for its prime location:

- 2.0 km - 4 min Bounty Boulevard State School
- 5.2 km - 10 min to North Lakes State High School
- 5.0 km - 9 min The Lakes College
- 6.5 km - 12 minutes to Mango Hill Train Station
- 5.8 km - 11 minutes to Westfield North lakes
- 34 km - 27 minutes to Brisbane Airport
- 45 km - 43 minutes to Brisbane CBD

For Sale: Price By Negotiation. For more information: Please contact Vijay Kumar on : 0477199210 or Sahara Grant on: 0422288187 any time. Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise. Due to relevant legislations, a price guide isn't available for properties being sold without a price or via auction. Websites may filter a property being sold without a price or via auction into a price range for functionality purposes. Any estimates are not provided by the agent and should not be taken as a price guide.