

15 Tiffny Court, Andergrove, Qld 4740

House For Sale

Tuesday, 25 June 2024

15 Tiffny Court, Andergrove, Qld 4740

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 809 m2

Type: House



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O/O \$630,000

Calling all home buyers! If you've been looking for the ideal family home in a sought-after suburb, look no further than this spacious family home with a large, secure backyard and separate shed in popular Andergrove. Situated on a generous 809m² block with a double lock-up garage out the front and a separate double roller-door workshop/shed, low maintenance tropical gardens and flat, usable grassy front and fully fenced backyard, this property is ideal for families with multiple vehicles, kids and pets. The modern brick and tile single-level home with an attractive skillion roof has great street appeal and inside it is just as appealing with crisp white walls, ample windows and sliding doors, tiles and stylish carpet throughout. There are three generously sized bedrooms with built-in robes, ceiling fans, air conditioning, security-screened windows with vertical blinds and hardwearing grey carpet. The bedrooms share the family-sized bathroom with a full-sized bath, a large glass-enclosed shower with a waterfall showerhead and a big vanity with ample storage. There is a separate toilet and laundry room with a built-in linen press, laundry sink and sliding door providing direct access to the backyard. The master bedroom is similarly appointed with a built-in robe, ceiling fan, air conditioning and carpet but features a luxe ensuite with a big corner glass-enclosed shower, vanity and toilet. It also features two sliding glass doors framed by blackout curtains that let in so much light and open out onto the undercover entertaining area. At the heart of this home is not one but two living areas. The first, a spacious open plan tiled kitchen and dining area flows seamlessly out onto the undercover entertaining area via a security-screened sliding glass door. The U-shaped kitchen has been cleverly designed to provide plenty of overhead and under bench storage area and ample bench space and make cooking a breeze with a glass cooktop, in-built oven and dishwasher. A window with a roller blind over the sink provides a view of the undercover entertaining area and grassy backyard. The second living area is a separate tiled and air-conditioned room with plenty of space for couches, TV, coffee table and accent chairs making it the perfect space for families to chill out with a movie or relax with a good book. Outside, is the fabulous tiled undercover entertaining area that overlooks the huge grassy backyard and standalone shed with two roller doors providing space for more storage, a workshop or a kids' rumpus room. It's up to you! Nearly at the end of a residential no-through road, this property is quiet and within walking distance of Inglewood Close Park and a short drive from supermarkets, child care centres and everything Andergrove has to offer. The suburb of Andergrove is popular with families with three state schools and two private schools, parks and playing fields, a small shopping strip, a Woolworths and a Coles supermarket and a community centre. Andergrove has been quietly developing since the mid-90s and the popular suburb is best characterised by low-set, low-maintenance brick and tile homes in streets brimming with kids. Some of the benefits of this ideal family home in sought-after Andergrove: > Three generous bedrooms > Master bedroom with ensuite > Family-sized bathroom with bath > 809m² block > Double lock up remote-controlled garage > Open-plan kitchen/dining area > Separate living area > Tiles and hardwearing carpet throughout > Air conditioning > Ceiling fans > Built-in robes > Dishwasher > Undercover entertaining area > Laundry > Secure workshop/shed > Watertank > Fully fenced backyard. Currently tenanted at \$720/wk on a periodic lease, current rental appraisal is \$850/week making this a very attractive investment at approximately a 7% gross yield. To take advantage of this exclusive opportunity to make this family home in Andergrove yours, don't delay, contact Benjamin from Baileux today, to arrange your inspection. Ph. 0400 989 161 or benjamin@baileux.com.au