

18 Kimberly Park Way, Fitzgibbon, Qld 4018



House For Sale

Wednesday, 26 June 2024

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Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 475 m2

Type: House



Rose Kelly

Offers in the low to mid \$800,000's

A property expected to be in high demand on a generous 475m² block with 2 street frontage and direct access onto native parkland that will make you the envy of everyone. The ambience of this garden outlook wraps the home and provides a gentle and persuasively attractive setting well before you reach the front door. Despite this the privacy and security is far more than what you would expect and leaves you to enjoy your enclave in peace and serenity. Inside you will be stunned with the quality and list of inclusions from the massive entertainer's kitchen, open plan living, second living / formal dining right through to the indoor / outdoor flow created on two sides on the huge under cover patio, through folding timber framed glass doors. Get your guest list ready as this home will exceed their expectations as well both inside and out. A further stand out feature of the home is the massive and ample storage options throughout the home - with a central and separate storeroom, a huge walk-in pantry and not one double size linen cupboard but two. Every room has storage options that will delight. Further to this there is a wonderfully generous sense of space throughout the home with an oversized main bedroom, wide hallways and higher ceilings. It's open, airy and light but also capable of being secure and temperature controlled with the in-built security and ducted air-conditioning. This is a home for everyone and home that contains everything you could want. It has been a delight to live in and the current owners are now ready to pass it on to someone who will truly appreciate its special features and presentation. Features Include:

- Spacious 3 bedroom floorplan with loads of extra space
- Central open plan living opening to outdoor living with bi-fold doors on 2 sides
- Additional multi-purpose room - perfect for office, dining room or TV room
- Entire home in near new condition - still occupied by original owner
- Customised internal floor plan - modified from builder's project plan
- Oversized bedrooms, masses of storage space, wider hallways, higher ceilings (2.56m)
- Luxury kitchen - with appliance cupboard, dishwasher, 900mm stainless steel stove with gas hot plate and electric oven, plumbed fridge recess, canopy rangehood PLUS huge walk in pantry - stunning, spacious and
- Ducted air-conditioning throughout (zoned)
- Double glazed windows
- Crimsafe screens throughout
- Timber venetians throughout
- Quality flooring - carpet to bedrooms and European timber slats to living areas
- Ceiling fans to all rooms plus rear deck (total of 7)
- Oversized ensuite with separate toilet to main bedroom plus walk-in robe
- 2 full sized linen cupboards plus internal storeroom
- Full sized robes in Bed 2 and 3 - fully fitted with hanging and drawers
- Separate laundry
- Double alfresco / entertainment area with gas BBQ connection, plumbed stainless steel sink and fully shade protected with roller blinds.
- Double lock-up garage - remote control - with built-in shelving
- Internal and External access to garage
- Pet enclosure on southern side with access to garage (optional extra)
- 16 Solar Panels
- Fully fenced yard - landscaped including automatic sprinkler system
- Garden shed
- 5000 litre water tank
- Front and rear sensor security lights externally

Central easy location, with direct access to bus transport in various directions, only 10 minutes' drive to Sandgate beach, and less than 20 minutes to Brisbane Airport. Surrounded by community facilities, local shopping, supermarkets, community garden and parklands.... The list goes on and on. Be quick to inspect - this home has an appeal and presentation that will be difficult to match. Buyers Note: Building and Pest Inspection Reports available Digital inspections available by appointment on request