

**2/525-529 Priestdale Road, Rochedale South, QLD,  
4123**



**House For Sale**

Tuesday, 3 September 2024

2/525-529 Priestdale Road, Rochedale South, QLD, 4123

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Executive Lowset Home in a Peaceful Pocket

Tucked away in a peaceful boutique development of just six homes, this exquisite low-set brick residence offers a premium family lifestyle. Situated at the end of a cul-de-sac, it features 28.5 squares of living space on a 626m<sup>2</sup> block, seamlessly combining indoor and outdoor living.

Inside, the home exudes a warm and welcoming atmosphere, enhanced by high ceilings and abundant natural light. The layout is thoughtfully designed, providing an effortless flow between living areas, the kitchen, and the bedrooms.

The gourmet kitchen, centrally located, is perfect for those who love to cook. It features a 5-burner gas cooktop, walk-in pantry, stainless steel appliances, wall oven, and breakfast bar. Adjacent to the kitchen, the dining area comfortably accommodates a 6-seater table, and the formal lounge provides lovely views of the outdoor living space.

Adjacent to the kitchen is a dining area with ample room for a 6-seater dining table. Across is the formal lounge with views of the outdoor living area. A spacious media or rumpus room overlooks the backyard, providing an ideal space for family gatherings.

The master suite is located in the right wing of the home, featuring built-in robes, a spacious ensuite with dual vanities, and plantation shutters. On the opposite wing, three generous carpeted bedrooms with built-in robes offer comfort and convenience, accompanied by a modern family bathroom with a separate toilet.

Additional features include a private alfresco area, a well-appointed laundry, a large double garage with epoxy flooring, security screens, a water tank, a garden shed, and a fully fenced yard, all contributing to a relaxed family lifestyle.

This home also offers high 2.7m ceilings, ducted air conditioning throughout, Bosch high-flow gas hot water system, ample storage, and side access with space for extra cars, a trailer, or a boat. It is conveniently located near bus stops, shopping centers, schools, and major freeways, with Brisbane's CBD just 25 minutes away and the Gold Coast 45 minutes away.

### Summary of features:

- High 2.7m ceilings, water tank plumbed to toilets & laundry
- Ducted airconditioning throughout
- 4 very spacious bedrooms all with built-in robes.
- Master bedroom with walk-in robe and ensuite with his & her vanities
- Stylish kitchen with gas cooktop, wall oven, integrated microwave, walk in pantry & breakfast bar
- Bosch highflow gas hot water system
- Media/rumpus room
- Formal lounge and separate dining room
- Separate laundry room
- Undercover alfresco area
- Large double car garage with epoxy flooring
- Manicure gardens and backyard with garden shed
- 5000 litre water tank with pump
- 2 x 45kg gas bottles
- Great storage through-out
- SIDE ACCESS- room for extra cars, trailer & boat

### Location:

This remarkable home is just a short stroll to bus stops, and a short drive to retail shops, Rochedale Shopping Centres and Westfield Garden City shopping. School drop offs & pick-ups are a breeze, walk to Redeemer College, Rochedale State High and St Peters Primary Schools, along with several childcare centres. Brisbane CBD is only 19km away, and

provides easy access to Gateway, Pacific and Logan Motorways.

The home is part of a small body corporate with levies of only \$480 per year.

For more details or to arrange a viewing, please contact Frances Fernandez, First National Real Estate Rochedale at 0416 278 127 or Tony on 0416 271 832.