

# 33 Galligan Way, Goodna, Qld 4300



## House For Sale

Saturday, 29 June 2024

33 Galligan Way, Goodna, Qld 4300

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 551 m2**

**Type: House**



**ACHOL ANYUAT**

0434580095

## Offers Invited

Welcome to 33 Galligan Way, Goodna - Where modern elegance meets comfortable living. This contemporary residence, built in 2019, offers a harmonious blend of style, space, and convenience, making it the perfect sanctuary for you and your family. Step inside and be greeted by the expansive open-plan living area adorned with ducted air conditioning to ensure year-round comfort. The heart of this home is undoubtedly the well-appointed kitchen, a haven for culinary enthusiasts and entertainers alike, featuring high-quality fixtures, sleek stone countertops, and ample storage. The residence boasts four generously sized bedrooms, providing ample accommodation for the entire family. The master suite is a true retreat, complete with a ceiling fan, a spacious walk-in robe, and a luxurious ensuite bathroom for added privacy and convenience. The three additional bedrooms are equally inviting, each equipped with ceiling fans, built-in storage, and plush carpeting to ensure maximum comfort. Venture outside to discover your own private oasis. The beautifully landscaped garden and entertainment outdoor living area provide an idyllic setting for hosting gatherings with friends or simply unwinding after a long day. This backyard retreat offers the perfect blend of relaxation and enjoyment, ensuring every moment spent outdoors is a pleasure. Situated on a generous 551m<sup>2</sup>, this property strikes the ideal balance between space and low-maintenance living. Every detail of 33 Galligan Way has been meticulously curated to elevate your lifestyle, offering a home where modern living truly comes to life.

**PROPERTY FEATURES:**

- Open-plan kitchen, lounge, and dining area
- Modern kitchen with quality fixtures, stone countertops, and ample storage
- The living areas are meticulously designed and further enhanced by the efficient and seamless integration of ducted air conditioning, ensuring a consistently comfortable environment throughout the year
- Master bedroom retreat with ceiling fan, walk-in robe, and ensuite
- Three generously sized bedrooms with ceiling fans, built-in storage, and plush carpeting
- Family bathroom with a separate toilet for added convenience
- Separate laundry with external access
- Security screens on all windows and doors for enhanced security
- Tiled flooring throughout for easy maintenance
- Fully fenced yard ensuring privacy and security
- Ducted air conditioning throughout
- Solar system - 6.5 Kilowatt
- Built in 2019 on a 551m<sup>2</sup>

**FOR INVESTORS:**

- Current rent Appraisal: TBC
- Currently rented at \$580 per week until November 2024
- Ipswich Council Rates: \$607 per quarter approx.
- Water Rates: \$375 approx.

**LOCATION:**

- 2 minutes to Goodna Community Childcare Centre
- 2 minutes' drive to Westside Christian College
- 3 minutes' drive to Goodna State School
- 4 minutes' drive to Woolworths and Goodna Marketplace
- 5 minutes' drive to Goodna Train Station
- Easy access to the Ipswich Motorway
- Solar System: 6.5 Kilowatt
- 30 minutes to Brisbane City

Don't miss this rare opportunity to own a piece of modern luxury in Goodna! Call Achol today at 0434 580 095 to secure your inspection before it's gone. Experience the pinnacle of contemporary living at 33 Galligan Way, where every detail has been thoughtfully designed for your ultimate comfort and convenience. Disclaimer: All information provided has been obtained from sources we believe to be accurate. However, we cannot guarantee the information is accurate and accept no liability for errors or omissions. (including but not limited to a property's land size, floor plans and size, building age and condition) Interested parties should make their own enquiries and obtain their own legal advice.