

**50 Boronia Dr, Annandale, QLD, 4814**

**keyes&co.**  
PROPERTY

**House For Sale**

Friday, 16 August 2024

50 Boronia Dr, Annandale, QLD, 4814

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Serene Parkside Living: Your Family Home Awaits

The Link to Register Your Interest or Bid Online

<https://buy.realtair.com/properties/139244>

This quality family residence is now available, presenting a unique opportunity for one fortunate family to step into a home where cherished memories are waiting to be made, in this enviable position in sought-after Annandale. Families will love the secluded atmosphere created by the approximately 40m long-side boundary of the home that has tree-lined wide-open space without any side neighbours and provides the most serene backdrop when entertaining family and friends. With the current owner having to reluctantly leave her cherished home of almost 15 years due to a change of circumstances, this is one property you do not want to miss, and all offers are invited immediately.

### The Property

- Generous 1,205m<sup>2</sup> block with lush lawns and tropical gardens on all sides
- Solid brick veneer construction with Colorbond roof
- 2.7m high ceilings throughout allowing cool breezes and natural light into every corner
- Perfect for families with children, with three of the four bedrooms located in one end of the home, situated away from the master
- Stunning kitchen renovation completed in 2011 featuring an abundance of storage, stone benchtops, large pantry space, and quality appliances including a dishwasher
- Both bathrooms are in immaculate condition, but there is scope to add your own stamp on the property in these areas
- Huge outdoor patio space overlooking the pool and lush parkland to the rear
- Approximately 4KW solar system to keep those energy bills at bay
- Large open double carport that houses two cars and features drive-through access to the back yard and double bay shed, and there is also plenty of secure, off-street parking for at least four more cars
- Large concrete in-ground swimming pool surrounded by tropical gardens, perfect for those hot summer days
- 6m x 6m shed with power connected to the rear of the block makes a great work shed or place for the boat and fishing and camping gear
- Plenty of yard space left over, even after the many fruit trees and produce-laden gardens that surround the perimeter are accounted for, and all are irrigated automatically for convenience

### The Location

- Just a short drive or walk to the Ross River
- Walking bridge across to Mundingburra beside the park just a short stroll from the property
- A short drive to Annandale Central Shopping Centre
- Close proximity to James Cook University
- Close proximity to the Townsville University Hospital
- A short drive to Lavarack Barracks
- Close proximity to public transport links
- Close to quality primary and high schools

"If this property is being sold by auction or without a price a price guide can not be provided. The web site may have filtered the property into a price bracket for web site functionality purposes"

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