

**58 Weedbrook Street, Park Ridge, Qld 4125**



**House For Sale**

Monday, 22 April 2024

58 Weedbrook Street, Park Ridge, Qld 4125

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 415 m2**

**Type: House**



**RYAN TRAMA**

0738053108

## Auction

The Ryan Trama Team is proud to welcome you to 58 Weedbrook Street in Park Ridge - Built in 2020, this spacious property features a 215m<sup>2</sup> floorplan, tailor-made for modern-day family living - It boasts two living areas, including a dedicated media room and a generous main open plan living area, as well as exceptional outdoor living space. Whether you're entertaining guests or seeking some peaceful alone time, this home offers ample space for everyone.

**Stunning Kitchen & Easy Entertaining:**The central kitchen is a culinary masterpiece, featuring premium stone bench-tops, beautiful soft-close cabinetry, an under-mount sink and walk-in pantry. Cooking and meal prep will become a joy in this well-appointed space.The seamless flow between kitchen, large open-plan main living area and private outdoor alfresco area, provides the perfect setting for gatherings. Surrounded by a low-maintenance yard and with a private and peaceful outlook, this space is your very own oasis. Back inside, the separate media room provides the perfect escape when needed.

**Four Spacious Bedrooms:**This home offers four generously sized bedrooms, ensuring everyone has their own cozy haven. The OVERSIZED master retreat boasts an ensuite with full-width shower and a walk-in wardrobe, while the remaining three bedrooms feature built-in wardrobes. Comfort and convenience are at the forefront of this property's design.

**Perfectly Located:**Nestled along a quiet cul-de-sac, this home offers a unique sense of community. Rest easy knowing that childcare centres, shops, and schools are all conveniently accessible. In fact, the site of the NEW Park Ridge State School (opening Term 1, 2025) and the NEW Woolworths development (under construction), are just moments away!

**MUST SELL AT AUCTION IF NOT SOLD PRIOR:**When: Saturday 18 May at 1:30pmWhere: On-Site at the property

**Extensive Property Features:-** 4 bedrooms, 2 bathrooms, + 2 living areas and 2 car garage- Spacious 415 m<sup>2</sup> block, featuring manicured lawns and low maintenance gardens- Stunning central kitchen with premium stone bench tops and walk-in pantry- Oversized outdoor alfresco area- Large open plan main living area + media room- Generous master retreat with walk-in wardrobe and gorgeous ensuite- Remaining 3 bedrooms with built-in wardrobes- Air-Conditioning to master bedroom and main living area- LED downlights throughout- Ceiling fans throughout- Laundry with direct access to external clothesline- Premium window coverings throughout- Security screens to all opening windows and doors- 6.66kw solar system- PLUS MUCH MORE!Don't miss out on the opportunity to make this exceptional property your family's new home - Contact Ryan Trama today on 0448 295 135 to secure this incredible opportunity!