

**6 Cairnie Street, Avenell Heights, Qld 4670**

**House For Sale**

Tuesday, 2 July 2024



6 Cairnie Street, Avenell Heights, Qld 4670

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 657 m2**

**Type: House**



**KURT DEMPSEY**

0498066555

## Offers Above \$469,000

Welcome to 6 Cairnie Court, a charming and spacious three-bedroom brick home nestled in the tranquil cul-de-sac of Avenell Heights, perfect for families seeking comfort and functionality. This well-maintained property offers a blend of modern amenities and cozy living spaces, ensuring a warm welcome from the moment you step inside. Upon entry, you're greeted by a family-sitting area that sets the tone for relaxation and togetherness. The adjacent lounge room features large glass doors that flood the space with natural light, creating a bright and airy atmosphere. Perfect for chilly evenings, a central wood fireplace adds both warmth and character to the living area. The dining room, conveniently located near the kitchen, boasts its own set of glass doors leading to the side verandah, a delightful spot to savor your morning coffee or relax amidst the tranquility of the garden. The kitchen itself is well-appointed with ample storage and workspace, catering to culinary enthusiasts and daily family meals alike. Down the hallway, three generously sized bedrooms await, each equipped with ceiling fans and built-in wardrobes, providing comfortable retreats for every member of the household. A newly renovated, spacious bathroom features a walk-in shower, adding a touch of modern convenience. Practicality meets potential with additional storage throughout, including linen cupboards and a dedicated office or storage area, ensuring ample space for organizational needs. A separate toilet and a well-equipped laundry room, complete with built-in wardrobes and direct outdoor access, enhance functionality and ease of living. Outside, the property continues to impress with meticulously maintained garden beds and lush green lawns, creating a serene outdoor oasis. A convenient garden shed stands ready to house tools and equipment, while a substantial carport offers secure parking for vehicles. Located in the family-oriented suburb of Avenell Heights, this home not only offers comfort and style but also proximity to local schools, parks, and essential amenities, making it an ideal choice for growing families. Don't miss the opportunity to make 6 Cairnie Court your new home – where modern comfort meets family-friendly living in a sought-after neighborhood. Schedule your viewing today and envision the possibilities awaiting you in this inviting residence.

**At a Glance:**

- Spacious three-bedroom brick home
- located in a quiet cul-de-sac in Avenell Heights.
- Family rooms offer a warm indoor wood fireplace.
- Large glass doors in lounge room for natural light.
- The dining area opens to the side verandah.
- Three large bedrooms with ceiling fans and built-in wardrobes.
- Hallway with additional built-in storage for linen.
- An extra study and storage room
- Newly renovated bathroom with walk-in shower
- A separate toilet for convenience
- Laundry room with built-in wardrobes and direct outdoor access.
- Well-presented garden beds and lush grass; garden shed for tools.
- Large carport for secure parking

Video Tour available upon request. Rental Appraisal \$550 per week Address – 6 Cairnie Street, Avenell Heights Contact – Kurt Dempsey – Michaels Real Estate – 0498 066 555 or [kurt@michaelsrealestate.com.au](mailto:kurt@michaelsrealestate.com.au). \*\*Every effort has been made to verify the correct details of this marketing. Neither the agent, vendor, nor illustrator is responsible for any omission, wrongful inclusion, misdescription or typing error in this marketing material. All interested parties should enquire to verify the information and satisfy any concerns. Fixtures shown may not be included in the sale & questions must be directed to the agent. Any information intended to be relied on should be independently verified and necessary due diligence conducted. \*\*