

8 Monarch Street, Meringandan West, QLD, 4352

House For Sale

Tuesday, 17 September 2024

8 Monarch Street, Meringandan West, QLD, 4352

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Zac Turley

MODERN COMFORT MEETS COUNTRY CHARM: YOUR DREAM HOME AWAITS

Discover a serene and family-friendly haven in a desirable pocket of Meringandan West. This low-set home offers a harmonious blend of modern comfort and idyllic country living. Nestled within a tranquil community, the property is conveniently located near schools and shops and offers a quick 13-minute drive to Highfields and only 30 minutes' drive to Toowoomba. Enjoy the privacy of spacious grounds while appreciating the convenience of your surroundings. Ideal for first-time buyers, families, or those seeking a peaceful retreat, this home presents an exceptional opportunity for a fulfilling country lifestyle.

Step into a freshly renovated haven! This home has been given a stylish makeover with a crisp coat of paint, modern lighting, and plush carpets in every bedroom. Designed with family life and entertaining in mind, the thoughtful layout offers multiple living areas to suit your lifestyle.

The kids will love their own space. Three generously sized bedrooms with built-in wardrobes and a dedicated study area provide plenty of room for homework or play. And with a designated kids' retreat, they'll have their own place to hang out.

The master suite is a true retreat. Enjoy a touch of luxury with a spacious ensuite and a walk-in wardrobe. The bedroom overlooks the backyard, offering a peaceful view.

The spacious open-plan kitchen and family room are the heart of this home. Enjoy abundant natural light and stunning rural views from this elevated space, which is ideal for entertaining guests or simply relaxing. The kitchen is well-appointed with modern appliances and ample storage.

The outdoor entertaining area is an extension of the living space. Two double sliding stacker doors seamlessly connect the indoor and outdoor areas, creating a flow for effortless entertaining. The property features a large, fully fenced allotment with ample space for a shed, gardens, fruit trees, vegetable boxes or recreational activities.

The home theatre room offers a versatile space for entertainment. Whether you're hosting movie nights or providing a play area for the children, this room can be adapted to suit your needs. Additionally, the property includes a convenient lawn locker.

Experience more than just a property; step into a lifestyle ready to be embraced. Act quickly to secure this exceptional property. 8 Monarch Street offers a harmonious blend of comfort and convenience, making it an ideal choice for those seeking a fulfilling lifestyle. Contact Zac Turley today to schedule a viewing and discover the many benefits this home has to offer. With the sellers already committed to moving, this opportunity won't last long. Don't miss your chance to make 8 Monarch Street your new home.

Property Features:

- Built in 2015.
- New carpets, paint, and LED lighting.
- Fujitsu reverse cycle air-conditioning in dining area + 3 Actron units (main bedroom, playroom, spare bedroom).
- Main bedroom with walk-in wardrobe; ensuite with shower, toilet, and vanity.
- Modern main bathroom with separate toilet, servicing western end of home.
- Kitchen with dishwasher, electric cooktop, oven, and walk-in pantry.
- All bedrooms equipped with built-ins.
- Spacious theatre room.
- Double lock-up remote garage.
- Established fruit trees (mulberry, fig, citrus).
- Gated side access; ample space for a shed.
- Fully fenced, North-East aspect backyard.
- 3m x 3m garden shed.

- 5,000-litre water tank (plumbed to toilet and laundry).
- Solar Hart 5-kilowatt solar system with inverter.
- Spacious laundry with storage.
- Town water connected.
- Chook pen.
- Rural views.

Property Rates:

- General net ½ yearly: \$1,193.90
- Water net ½ yearly: \$335.75 + consumption.

School Catchment:

- Prep to Year 6: Meringandan State School.
- Year 7 to Year 12: Highfields State Secondary College.

Additional Information:

- Local Government Area: Toowoomba Regional Council.
- Real Property Description: Lot 56 on Survey Plan 263532.
- Orientation to Street: West.
- Allotment Size: 1,634 m².

Advertising Disclaimer:

We have made every effort to ensure the accuracy of the information provided here. However, we disclaim all liability for any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers are advised to independently verify all details before making any decisions.