

**89 Abel Smith Crescent, Mount Ommaney, Qld 4074**



## House For Sale

Sunday, 23 June 2024

89 Abel Smith Crescent, Mount Ommaney, Qld 4074

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 430 m2**

**Type: House**



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## Auction

**Auction Location:** On-site Nestled in an elevated position overlooking the neighbourhood, this stunning colonial-style home combines timeless elegance with modern comforts, offering an idyllic lifestyle for families. Situated on a 430m<sup>2</sup> block with grand street appeal, this freshly painted residence is a perfect blend of charm and sophistication. The two-car garage, complete with a workshop area, provides ample space for vehicles and hobbies. A side garden offers convenient access to the back of the home, enhancing the property's practicality and appeal. Step inside to discover an inviting living room, a well-appointed kitchen, and a functional laundry. The downstairs area also features a convenient water closet, adding to the home's practicality. The outdoor undercover patio is an ideal spot for entertaining or relaxing, offering a seamless indoor-outdoor flow. Upstairs, the master bedroom is a true retreat, featuring a private balcony, ensuite, and walk-in robes. Bedrooms two and three come with built-in robes, ensuring plenty of storage space. An upstairs study nook provides a perfect spot for work or study, while a large bathroom caters to the needs of the family. All bedrooms are equipped with split system air conditioning and ceiling fans, ensuring year-round comfort. The home boasts beautiful hardwood flooring, seamlessly integrated with timber-look flooring and modern tiling, creating an airy and fresh appeal throughout. Conveniently located close to luxuries such as Lorikeet Park and Mount Ommaney Shopping Centre, this home offers an enviable lifestyle with easy access to shopping, parks, and amenities.

**What we love:**

- Built with steel frame
- Grand street appeal with colonial-style architecture
- Elevated position overlooking the neighbourhood
- 430sqm block with side garden and access to the back of the home
- Freshly painted exterior and interior
- Two-car garage with workshop area
- Outdoor undercover patio perfect for entertaining
- Downstairs water closet alongside kitchen, living room, and laundry
- Master bedroom with private balcony, ensuite, and walk-in robes
- Bedrooms two and three with built-in robes
- Upstairs study nook for work or study
- Large upstairs bathroom
- Split system air conditioning and ceiling fans in all bedrooms
- Beautiful hardwood flooring throughout
- Seamless integration of timber-look flooring and modern tiling
- Close proximity to Lorikeet Park and Mount Ommaney Shopping Centre

This charming colonial retreat with modern comforts offers a perfect blend of elegance, practicality, and convenience. Contact Jason Yang on 0403 217 009 for further enquiries and to arrange your inspection. Don't miss the chance to make this exceptional property your own and enjoy the best of Mount Ommaney living.

**Location Highlights:**

- 600m Mount Ommaney Centre
- 500m Lorikeet Park
- 2.6km McLeod Country Golf Club
- 900m Entrance to Motorway

**Education Highlights:**

- 2.1km Jamboree Heights State School
- 2.1km Good News Lutheran School
- 2.2km Jamboree Community Kindergarten

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