

**9 Hobby Court, Mango Hill, QLD, 4509**



**House For Sale**

Monday, 19 August 2024

9 Hobby Court, Mango Hill, QLD, 4509

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Crown Jewel of Mango Hill

Step into an architectural masterpiece, a three-story residence on 658m<sup>2</sup> that defines opulence and sophistication. This exceptional home offers a plethora of features and panoramic views including Moreton Bay, Ocean, Brisbane city, Hornibrook Bridge and Glasshouse mountains that will leave you breathless.

From the outset, prepare to fall in love with this matchless home showcasing a flawless standard of living whilst affording comfort & splendour from every angle.

Upon ascending to the first floor, entertainment takes centre stage. Immerse yourself in the dedicated media room, where a projector transforms ordinary movie nights into cinematic experiences. A private bedroom and bathroom provides a serene retreat for any guests, while the expansive rumpus room effortlessly extends to an outdoor deck, creating a seamless transition between indoor and outdoor living. The executive office serves as a tranquil haven for work, offering various awe-inspiring views.

Upon entering the vast main living space, the meticulous attention to detail becomes evident. High ceilings with strategically placed doors and windows invite abundant natural light and reveal a defining feature of this residence - breath-taking views on all fronts. The expansive wrap-around balcony, adorned with marble tiles, offers a 270-degree panorama, including ocean views, the city skyline, Hornibrook Bridge, Brisbane airport, mountain views and the Port of Brisbane.

The kitchen is nothing short of spectacular, featuring an open walk-in butler's pantry complete with a fridge and dishwasher. Additionally, the kitchen has been gracefully adorned with stone benchtops, a gas cooktop, and ample cupboard space. Overlooking the veranda, the kitchen effortlessly integrates with the open living and dining area, creating a seamless flow of sophistication. Two generously sized bedrooms with air conditioning and custom built-in wardrobes add comfort, while the main bathroom indulges with a shower, bathtub, and double vanities. Landscaped lily pill hedges running along the right-hand perimeter of the property ensure privacy from neighbours.

Escape to the third floor, a dedicated master retreat. This floor is a haven of tranquillity, featuring a private balcony with sweeping views. The expansive retreat boasts a double shower, double vanity, and a walk-in wardrobe.

The outdoor space is a sanctuary of relaxation and recreation. A sparkling in-ground pool with solar-powered heating invites leisurely moments.

### Features:

#### 1st Floor

- Media room equipped with a projector
- A private bedroom offering a comfortable retreat
- A luxurious bathroom includes a vanity, shower, and toilet
- Huge rumpus room that seamlessly opens to an outdoor deck
- Spacious office with city and ocean views
- Variety of PowerPoints and HDMI connection outputs in the office

#### 2nd Floor

- Wrap-around balcony adorned with marble tiles, offering views of the city skyline, Hornibrook Bridge, the port of Brisbane, and a 270-degree panorama
- The gourmet kitchen is complete with stone benchtops, a gas cooktop, ample cupboard space, and an open walk-in butler's pantry that includes a fridge and dishwasher
- Kitchen overlooks the veranda and is integrated with the open plan living and dining area
- There is a main bathroom with a shower, bathtub, and double vanities

- Two generously sized bedrooms feature air-conditioning and custom-built wardrobes
- Manicured lily pill hedges running along the right-hand perimeter of the property ensure privacy
- Interconnected Sonos sound system in living room, veranda, downstairs entertaining area and deck

#### 3rd floor

- Exclusive to the third floor is the master bedroom retreat
- Extremely spacious room with very private balcony boasting uninterrupted 270-degree views
- Expansive walk-in wardrobe as well as ensuite bathroom boasting a double shower, bathtub and double vanity
- Air-conditioning

#### Additional Features

- Sparkling in-ground lap & main pool with solar-powered heating, sourced from the roof diverter
- Stunning waterfall feature and led lights complete the pool
- Double gas tanks
- Security screens adorn all doors and windows, while the bedrooms feature fire escape security screens for added safety
- Situated on 658m<sup>2</sup>
- 2.5 car garage (7x8m)

This home is bound to impress! Don't wait and call Ryan Suhle on 0427 706 699 to call this home your own.

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