### 41 UTRECHT STREET CORNUBIA

# *(a)*realty



## FOR SALE

### PRIVACY, POSITION AND SPACE ON A 1707M2 BLOCK

You will feel like you are on top of the world at this amazing location in sought after Cornubia!

The beautifully renovated kitchen sets the tone for this fantastic lowset home, ideal for Summer entertaining. Light and breezy throughout, with plenty of yard to kick a ball or to add a pool. Direct driveway access to the garage/shed/granny flat/home office, the choice is yours?

Property features:

- Large open plan living and Renovated kitchen
- Full length front verandah is the place to relax after a hard days work
- Separate 4th bedroom with second toilet and plumbing with possibilities to make into a dual living area.
- Storage room or workshop
- Solar power
- 1707m2 block with views and potential
- Large pergola easily accessed from the kitchen and dining
- Tandem Carport
- Gas Hot water
- Air Conditioned Living and fans in the bedrooms, beautiful breeze at this property are a delight

P.S This is one you will have to see to believe, the views are amazing with so many spots to enjoy the views and privacy from.

The new Woolworths shopping centre is only a 2 minute drive and the Hyperdome is 6 minutes drive. The access to the motorway is easy for travelling to the Gold Coast or Brisbane. Local schools are very close by and you can choose from public or private choices such as Chisholm College, St Matthews, and Shailer Park primary and high schools.

#### 4 BED | 1 BATH | 2 CAR

PRICE: \$495,000

OPEN FOR INSPECTION: N/A



Leanne Smith 0428750122 leannesmithproperty@atrealty.com.au www.atrealty.com.au





ABSTRACT VIEW All measurements shown or implied are approximate and no responsibility is taken for any error, or omission, nor is any warranty given. These plans are for illustrative purposes only and should be used such. Copyright 2017. All rights reserved by AbstractView.com.au

> Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

