



SOLD

SHANGRI-LA BY THE BAY

This lovingly maintained family home is perfectly positioned just a short stroll to the Brighton waterfront and surrounded by parklands, as the name suggests...it's a beautiful place, where everything is pleasant and boasts all you could want!

Entering via the spacious Foyer, this neatly presented home offers a very comfortable lifestyle in a terrific location. Upstairs you'll find 3 Bedrooms, each with built in robes and ceiling fans. Two of these flow out the large rear Deck, overlooking the lush parklands that surround this property, a great spot to relax and enjoy the peaceful serenade of the local birdlife.

There is a separate shower and bath in the Bathroom, along with storage and a vanity, it's well appointed.

The hub of the home is definitely the open planned Kitchen, Dining and Lounge with its magnificent cathedral ceiling. The Kitchen boasts loads of storage and plenty of bench space, along with electric oven and cooktop for precise cooking, and overlooks the parklands.

Ceiling fans and a large air-conditioner ensure that the light filled and airy Lounge and Dining is comfortable all year round, and flows out to the front Balcony via beautiful french doors, the perfect spot to enjoy a cuppa in the morning sun.

Downstairs there is a large tiled Rumpus room, tandem Garage/Workshop, large Laundry with shower and a separate Powder Room. Outside is a large covered Patio with built-in BBQ overlooking the back garden.

Located a short walk away from the Brighton waterfront, other local conveniences include:

- 780m to Brighton IGA
- 620m to St Kieran's Primary School
- 770m to Brighton State School
- 150m to Sparrow Early Learning
- 200m to Bus stop (connects to Sandgate Train Station)
- 550m to Brighton Bowls Club
- 600m to Eclectea
- 800m to Brighton Hotel

3 BED | 2 BATH | 4 CAR

PRICE:
\$760,000

OPEN FOR INSPECTION:
N/A



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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.