

## Yarrabilba, 44 Dew Street

### Stunning 4 Bedroom House in the Heart of Yarrabilba!

Welcome to 44 Dew Street, this beautiful house is situated in the heart of Yarrabilba, one of Queensland's most sought-after suburbs. This spacious property boasts a modern design and features four bedrooms, two bathrooms, two garages and two off-street parking spaces.

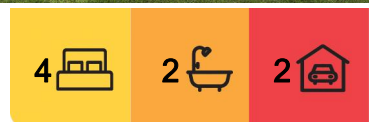
The master bedroom comes with an ensuite bathroom while all other bedrooms come with built-in robes. The property also has a study area that can be used as a home office or an additional bedroom if needed.

This house is perfect for families who love to entertain as it offers plenty of space for indoor and outdoor activities. The kitchen is tidy and well-maintained with ample bench space for food preparation while the living room provides a comfortable area to relax after a long day.

Property Features:



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Lease**  
Please Call

**View**  
[ljhooker.com.au/1YKVHGS](http://ljhooker.com.au/1YKVHGS)

**Contact**  
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**LJ Hooker Property Complete**  
**1300 360 388**

- Four bedrooms feature built in robes & ceiling fans
- Master bedroom with split system air conditioning and walk in robe and ensuite
- Two bathrooms with a separate shower & bath in the main
- Open planned living equipped with air conditioning
- Stylistic designed kitchen with an Electric oven, dishwasher, stone bench tops & breakfast bar
- Security screens & windows
- Double car garage
- Fully fenced

Are you currently interstate? Not available during business hours to attend inspections?

Please get in touch with our team, we are more than happy to accommodate virtual viewings.

\*\*\* You can apply for this property prior to inspection via 2Apply - please submit an enquiry and the automatic response will direct you to the application platform. This will allow our team to have you pre-approved subject to inspecting properties and take the stress out of moving and approvals. \*\*\*

Disclaimer: We have in preparing this information used our best endeavors to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective tenants should make their own enquiries to verify information relating to this property, the suitability with regards to internet / phone providers and/or local council requirements with regards to parking and/or pets.

Disclaimer:

Property images may have been digitally altered or staged for marketing purposes and may not constitute a complete representation of the property condition being purchased. Any photographs used by LJ Hooker may only show certain aspects of the property at the time the photographs are taken and any prospective buyer should inspect the property.



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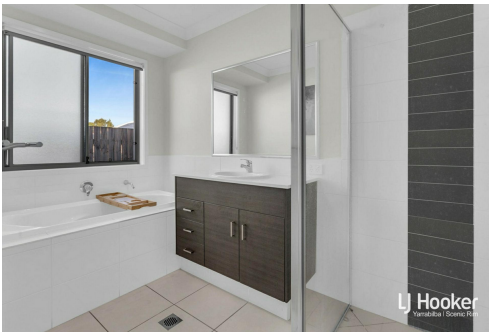
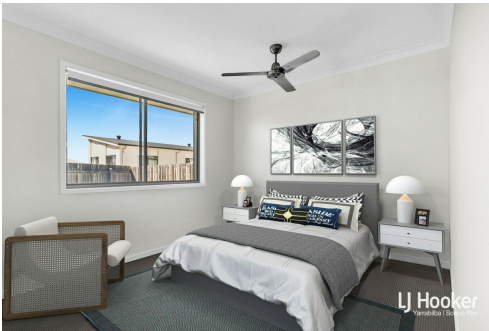


# More About this Property

|               |   |
|---------------|---|
| Property ID   | 1YKVHGS   |
| Property Type | House   |
| Land Area     | 415 sqm   |
| Including     | Ensuite<br>Study<br>Air Conditioning<br>Toilets (2)<br>Dishwasher<br>Outdoor Entertaining<br>Built-in-Robes<br>Secure Parking<br>Fully Fenced<br>Remote Garage<br>Liveability |

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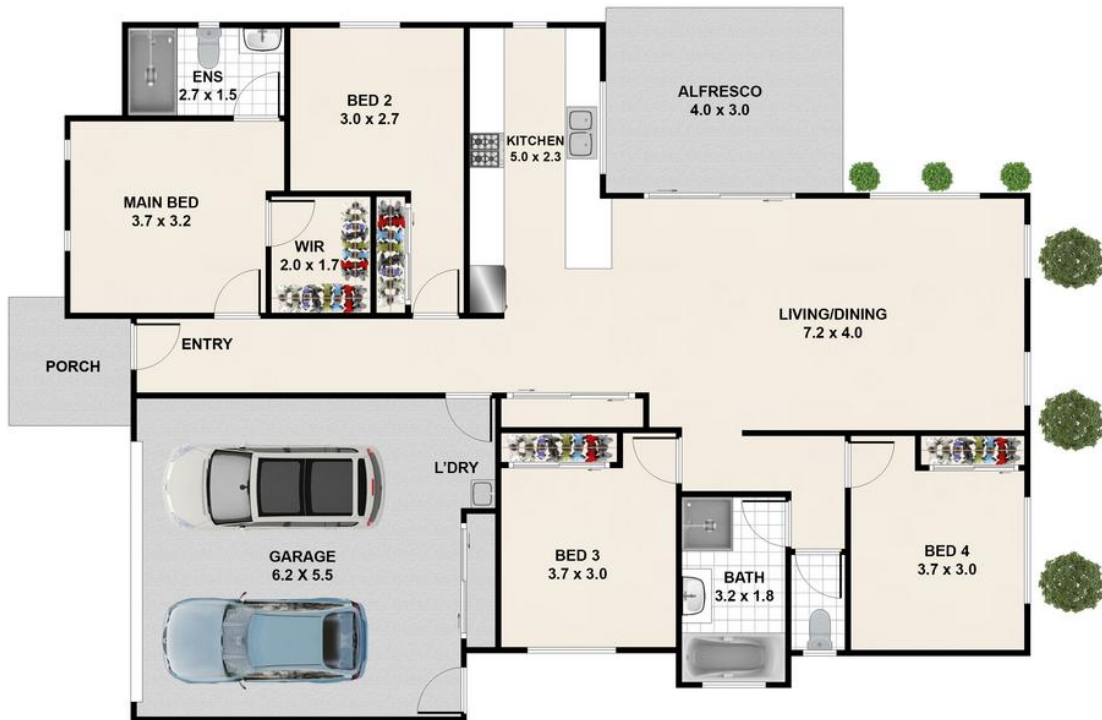
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44 Dew Street, Yarrabilba



4 | 2 | 170 Sqm | |

Total approx area includes outside covered areas



Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown



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