



## Alexandra Hills, 32 Winchester Road

### BIG FRONTAGE - BIG HOME - BIG LAND!

For the first time on the market, this exceptional property offers a rare opportunity to secure the ultimate lifestyle setup or land bank and rent out and reap the rewards in the future.

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Truckies: Wide side access (6—7m) with over 20m in length —plenty of room to bring the truck home.

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Tradies: A powered 6x6m shed ready to house your tools, gear, or workshop.

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Travellers: Space for it all —the caravan, boat, trailer, and even project cars.

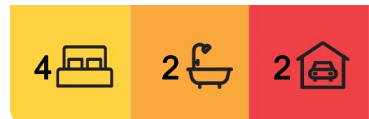
Key Features You'll Love:

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Four generously sized bedrooms, including an oversized master suite with air conditioning,



**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 Sale**  
Offers Over \$1,050,000

**View**  
[ljhooker.com.au/BSXEF2S](http://ljhooker.com.au/BSXEF2S)

**Contact**  
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**LJ Hooker Property Centre**  
**(07) 3286 2500**

his-and-hers robes, and access to a private patio.

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A massive 6x6m games room —perfect for entertaining or converting into a bed-sit for family members.

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Spacious sunken lounge with a cozy wood heater, ideal for winter nights.

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Formal dining and a large air-conditioned family room.

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Insulated ceilings, two whirlybirds, and a 5kW solar system to keep energy costs down.

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Wired to run off a 15-amp plug (3KVA), ensuring you'll never lose your freezer contents during blackouts.

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Expansive 810m<sup>2</sup> block with 24m frontage —Suitable for SUB-DIVISION (X2 BLOCKS) STCA

(Subject To Council Approval)

Set in a fantastic neighbourhood with city transport, parks, and bushland walking tracks at your doorstep, this is a once-in-a-lifetime opportunity to secure a property that truly has it all.

Don't miss out —this one won't last long!

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Note: This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes only.

## More About this Property

<b>Property ID</b>	BSXEF2S
<b>Property Type</b>	House
<b>Land Area</b>	810 m2
<b>Including</b>	Air Conditioning

### **Bruce Hutchison 0403 245 556**

Independent Contractor - Starsky Enterprises Pty Ltd |  
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### **LJ Hooker Property Centre (07) 3286 2500**

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32 Winchester Road, Alexandra Hills

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective buyer.