



Brinsmead, 4 Fallon Close

Under Contract Prior to Auction

So many points of difference…

This stunning home is vacant and move-in ready! This generously proportioned double-storey residence, offering four bedrooms, an office, and three bathrooms, is elevated at the top of a quiet cul-de-sac and backs onto lush rainforest.

Ideally suited for a family searching for space and privacy across different levels.

The home is designed for the tropics, with bifold doors allowing plenty of cross-ventilation and natural light to filter throughout.

The interior features timber floors that flow seamlessly onto an expansive deck with uninterrupted views, extending the already generous footprint of the home.

This property offers a unique lifestyle opportunity for the astute buyer seeking location, luxury, and extreme privacy, with a tranquil, leafy rainforest outlook from all levels.



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.

SOLD



For Sale
Please Call

View
ljhooker.com.au/2WU6FMB

Contact
Kim Ryan
0410 500 342
kim.ryan@ljeh.com.au

LJ Hooker Cairns Edge Hill
(07) 4053 9999

Main Level:

- Well-appointed modern kitchen equipped with ample benchtops, gas cooking, a servery, and a walk-in pantry.
- Spacious open-plan living and dining area.
- Three additional generous-sized bedrooms with built-in wardrobes and air conditioning.
- Master bedroom complete with an en-suite and walk-in wardrobe.
- Separate office, perfect for working from home.
- Oversized main bathroom featuring a vanity, shower, bathtub, and separate toilet.
- Internal laundry with direct, easy access to the clothesline.

Lower Level (connected by internal staircase and separate external access):

- Fourth bedroom with air conditioning.
- Open-plan tiled living area, ideal for guests, a teenage retreat, or an additional avenue for rental income.
- Third bathroom.

Set in a lush tropical setting, the property sits on a 1,378 sqm block and includes a private in-ground pool—an ideal space to take in views of the pool area, leafy surrounds, and mountains beyond.

Additional features include:

- Secure double remote lock-up car accommodation, plus an additional storage room.
- Space for two more vehicles with a double carport.

Conveniently positioned close to state and private schools, Redlynch Shopping Centre, and approximately 15 minutes' drive to Cairns CBD, Cairns International Airport, and Cairns Northern Beaches.

Enjoy nearby parklands, swimming holes, and bushwalks accessible from your back door. All of this, and still only a 5-minute drive to local shops and schools, and 10 minutes to the nearest beach.

This property is all about location, offering its occupants a convenient and desirable lifestyle to enjoy all the benefits of living in the tropics.

Disclaimer: Solar panels & system are not operational & being sold as is condition.

Call me to arrange your inspection today!

Auction On Site & Online Via Realtair.

04/02/2025 at 5:30pm

| Offers considered prior to Auction |

This property is being sold by auction or 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



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More About this Property

Property ID	2WU6FMB
Property Type	House
House Size	561 m2
Land Area	1378 m2
Including	Ensuite Air Conditioning Pool Balcony Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Remote Garage No rear neighbours

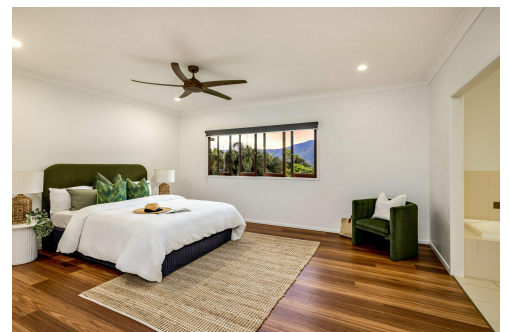
Kim Ryan 0410 500 342

Sales Consultant | kim.ryan@ljheh.com.au

LJ Hooker Cairns Edge Hill (07) 4053 9999

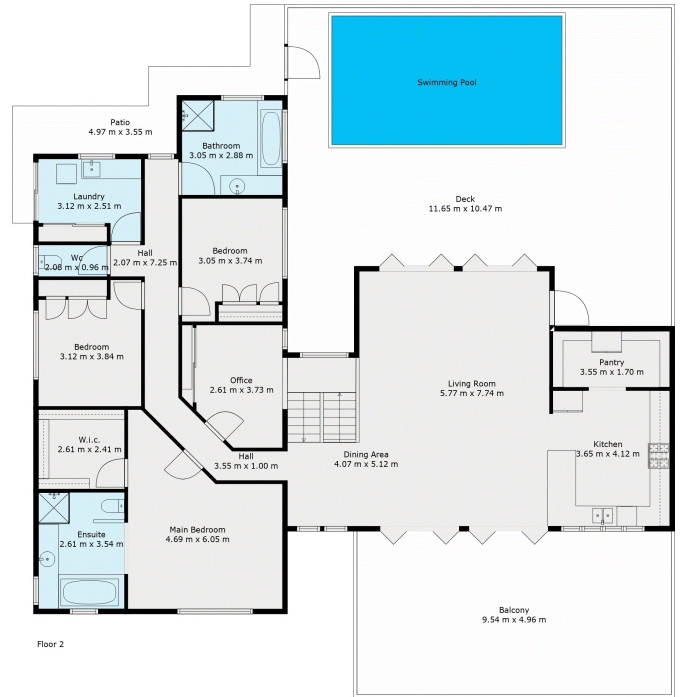
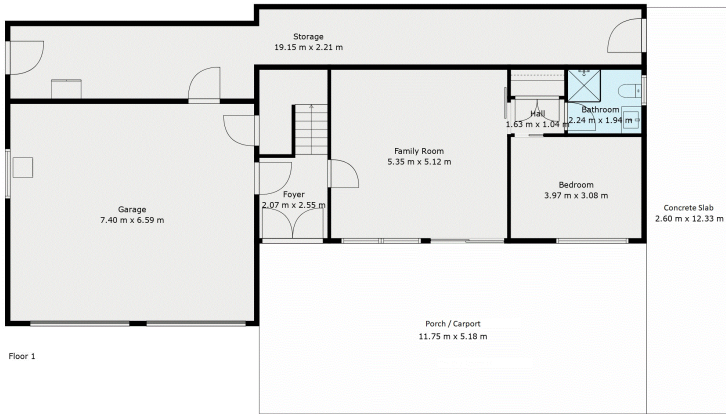
81 - 83 Woodward Street, EDGE HILL QLD 4870

cairnsedgehill.ljhooker.com.au | cairnsedgehill@ljheh.com.au



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Cairns Edge Hill

FLOOR 1: 61 m², FLOOR 2: 185 m²
EXCLUDED AREAS: GARAGE: 49 m², STORAGE: 36 m², PORCH: 61 m²,
PATIO: 46 m², BALCONY: 47 m², DECK: 76 m²

Measurements Are Approximate And Indicative Only And No Guarantee As To Their Accuracy Can Be Given. Realfocus Cairns.com.au



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