



16/2 Diamantina Street, Calamvale

SOLD BY EUGENE CAVANAGH & JONAS LEONG

Detached townhouses are rarely found - and even more rarely within a secure, family-friendly, 5-star residential complex offering two swimming pools, a tennis court, a gym and multiple BBQ hubs. One of only four standalone townhouses, this double-storey home delivers space, privacy and lifestyle in equal measure - ideal for growing families seeking comfort and convenience.

Highlights:

- Secluded position within the complex & one of only 4 detached townhouses
- Light-filled tiled kitchen, living and dining hub with stone benchtops and premium appliances
- Laminate timber flooring to the lower-level master bedroom and two upper bedrooms, plus a rumpus/study
- Family-friendly layout with master ensuite, full bathroom upstairs and a powder room downstairs
- Private, tree-framed rear yard with deck and paved outdoor dining area - perfect for children and entertaining

Built with steel framing, the home offers peace of mind along with everyday practicality. A sleek rendered facade is complemented by a screened balcony shared by the two upstairs bedrooms, while

3  2  2 

FOR SALE

Please Call

AGENTS

Eugene Cavanagh
0432792299
eugenecavanagh@ljhpp.com.au

Jonas Leong
040 716 6298
jonasleong@ljhpp.com.au

AGENCY

LJ Hooker Property Partners
07 3344 0288

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.

 **LJ Hooker**

the double garage - accessible via one-touch roller door - includes a dedicated laundry and additional storage.

Downstairs, the open-plan kitchen, living and dining zone is designed for easy family living, featuring an electric cooktop, dishwasher and quality appliances. Indoor-outdoor flow is seamless, with sliding doors opening to the rear yard for natural ventilation, or comfort assured via split-system air-conditioning. Additional air-conditioning services the downstairs master bedroom and the upstairs rumpus/study - ideal as a kids' retreat, home office or homework zone.

All three bedrooms include ceiling fans and built-in robes, with the downstairs master offering extra wardrobe space and a private ensuite - a perfect parents' retreat. Upstairs, the two bedrooms share a full bathroom with shower-over-bath, ideal for families with young children.

Outside, a side-access open-air terrace provides an inviting space for family gatherings and weekend entertaining. For larger celebrations, residents enjoy access to outstanding on-site facilities including two swimming pools, tennis court, gym and three covered BBQ picnic areas, all set within beautifully maintained, park-like gardens - a true resort lifestyle for all ages.

Location Highlights:

- Walking distance to Calamvale Marketplace (just over 10 minutes) and city-bound bus stops (138, 135, 140)
- Approx. 5-minute drive to Calamvale Community College and Calamvale District Park with playgrounds and off-leash dog areas
- Surrounded by excellent childcare options including Sunkids Calamvale, The Avenues Parkinson and Nottingham World of Learning
- Exceptional shopping and grocery convenience with Woolworths Calamvale, popular Asian supermarkets such as Algester Asia Mart ([/u25104?/u23601?/u-29307?/u24066?](#)) and Yuen's Market Calamvale ([/u-30591?/u27663?/u-30644?](#)), plus the 24/7 Calamvale Discount Fruit Barn
- A wide variety of family-friendly dining options within a 10-minute drive, including Calamvale Central, Australian brunch cafes, Malaysian, Indian, Vietnamese and Korean restaurants, and Lu's Town ([/u21346?/u23478?/u22823?/u-27038?](#) Algester)

Opportunities like this are rare - a standalone home, premium facilities and a location perfectly suited to family life.

Gems like this get snapped up fast. Inspect soon and be bid-ready!

All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided and interested parties must solely rely on their own enquiries.

Inspired by Family Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 15 622 283 596 / 21 107 068 020

MORE DETAILS

Property ID B3XGF4R
Property Type Townhouse
Land Area 163 m2
Including Ensuite
Air Conditioning
Toilets (3)
Pool
Courtyard
Balcony
Dishwasher
Outdoor Entertaining
Floorboards
Built-in-Robes
Secure Parking
Fully Fenced
Remote Garage

Eugene Cavanagh 0432792299

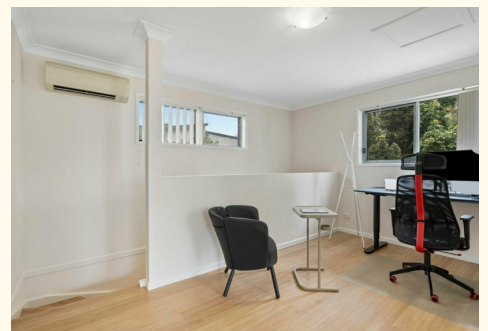
Sales Agent | eugenecavanagh@ljhpp.com.au

Jonas Leong 040 716 6298

Agent with Benjamin Leong | jonasleong@ljhpp.com.au

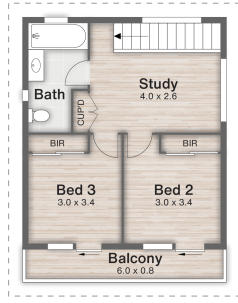
LJ Hooker Property Partners 07 3344 0288

25 Pinelands Road, SUNNYBANK HILLS QLD 4109
propertypartners.ljhooker.com.au | sunnybankhills@ljhpp.com.au





GROUND FLOOR



FIRST FLOOR

- 1 Porch
- 2 Garage
- 3 Deck
- 4 Patio



Unit 16



Unit 16/2 Diamantina Street CALAMVALE

3 | 2 | 2 | 163m² | 163m²

LJ Hooker Property Partners

All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted. Plans are shown for marketing purposes only.

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.

