



85 Demigre Street, Eight Mile Plains

A Rare Luxury Residence Where Almost Everything Is Reached on Foot

Held within one of Eight Mile Plains' most tightly guarded prestige enclaves, surrounded by quality executive homes on one of the widest streets in the pocket, this substantial two-storey residence delivers luxury and generous proportions in equal measure. A 716sqm parcel, a north to south orientation, parkland at the rear and no neighbour behind: a combination that rarely presents here, and rarer still within walking distance of almost everything.

At a glance:

1. Substantial luxury residence in one of Eight Mile Plains' most tightly held prestige enclaves, set along one of the widest streets in the pocket on a generous 716 square metre allotment with parkland to the rear and no rear neighbour.
2. Five genuine bedrooms and three bathrooms: four oversized upstairs bedrooms each with a walk-in robe and a master suite with ensuite and separate toilet compartment, plus a ground-floor bedroom beside a full bathroom for grandparents, extended family or guests.
3. Soaring ceilings through the main living area, multiple family and entertaining zones, and a striking kitchen with marble benchtops, gas

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FOR SALE

Best Offers By 5th October, 5:00 PM

VIEW

Thu 1st Oct @ 6:00PM - 6:30PM

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Interested parties must rely solely on their own enquiries.



cooktop and generous storage.

4. Resort-style inground pool with dedicated hot outdoor shower, plus an oversized double garage with extensive storage and two-way drive-through access for a caravan, boat or trailer.

5. A genuine walk-everywhere address: approximately two minutes on foot to Kaohsiung Park, a five-minute walk to the highly regarded Warrigal State School. Runcorn Plaza, Warrigal Square Shopping Centre and city buses also within walking distance.

A softly rendered facade beneath a terracotta tile roof gives the home a quiet confidence from the street, herringbone paving sweeping up to the double garage. Inside, a wide tiled hallway runs the length of the home past a honey-toned timber staircase curving beneath a soaring void. To the left, a plush spacious lounge unfolds into an adjoining media room, plantation shutters filtering the afternoon into something soft and golden.

The rear opens its arms. Beneath soaring ceilings, family living and dining run together in one bright sweep, anchored by a showstopper of a kitchen: expansive marble benchtops, striking custom joinery, a full reflective splashback, gas cooktop, oversized oven and storage to the point of indulgence, double-door pantry included. Wide sliding doors release the space onto the covered alfresco, the outlook carrying cleanly across glass fencing to the pool.

Accommodation suits large and multi-generational families equally. The ground-floor fifth bedroom sits beside a freshly renovated full bathroom, a genuinely self-sufficient suite for grandparents, adult children or guests. Upstairs, the master wing claims the entire front: a king-sized bedroom opening to a private balcony, an enormous walk-in robe, and an elegant ensuite with floating double vanity and separate toilet compartment. The three remaining bedrooms are all oversized, each with a walk-in robe, sharing a family bathroom with bath, shower and separate toilet.

Outdoors is shaped for long, unhurried afternoons. Sandstone-toned paving wraps the inground pool, glass fencing keeps supervision easy, and a dedicated hot outdoor shower lets swimmers rinse off in comfort. Level lawn runs to either side, and the parkland behind the boundary means a green outlook that is yours alone. The oversized double garage adds extensive storage and two-way drive-through access to the rear yard, with room for a caravan, boat or trailer.

Additional features:

- Ducted air conditioning throughout, plus ceiling fans
- Fresh internal paint with new LED downlighting
- Newly renovated ground-floor bathroom with shower and toilet
- Alarm system
- Remote-controlled double lock-up garage with internal access
- Front timber deck and private courtyard
- Fully fenced, landscaped gardens front and rear
- Two water tank
- Crimsafe security screens and security doors throughout
- 13.2 kilowatt solar system with 10 kilowatt solar inverter

The real luxury is how rarely you need the car. Kaohsiung Park is just a two-minute walk, Warrigal Road State School is also within easy walking distance, while Runcorn Plaza and Warrigal Square Shopping Centre are just a short stroll away, placing supermarkets, restaurants, cafés and medical services close at hand. With bus stops servicing the 150, 155 and 156 routes to the city, Garden City shopping centre and Griffith University also within walking distance, everyday convenience is truly at your doorstep.

Luxury, land, a pool, multi-generational accommodation and a quiet prestige street you can walk from. Buyers wait years for this

combination. Contact Alan, Zora or Leah today to arrange your inspection.

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The Liu Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
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MORE DETAILS

Property ID	B59FF4R
Property Type	House
Land Area	716 m2
Including	Ensuite Study Air Conditioning Ducted Cooling Ducted Heating Toilets (3) Pool Courtyard Balcony Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels Water Tank

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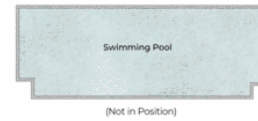
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Scale in meters. Indicative only. Dimensions are approximate.
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