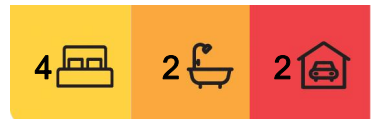


## Everton Park, 39 Dundonald Street

### Dream Two Storey Home on the Best Street

Perfectly set on a wonderful inside street lined with contemporary homes, this faultless two storey Metricon home is the ultimate. With multiple living areas, brilliant proportions and an elevated position offering wonderful suburban views; this home is awaiting a buyer seeking the best in location, quality, functionality and style. The home has been architecturally designed with high ceilings, an abundance of light catching windows and a seamless flow between the kitchen, living/dining and the outdoor alfresco area.

The chic modern design is complemented by the home's coveted location, which is on a whisper quiet inside street that offers elevation and some wonderful suburban views. The home is just a short stroll to Kedron Brook Reserve which provides a corridor of leafy parkland and kilometres of walking and bike tracks that link Everton Park to Moreton Bay. Positioned in a high growth pocket of Brisbane, the location is just 8 km from the Brisbane CBD, within a 5 minute drive of Brookside Shopping Centre and just a 5 minute walk of the recently revitalized Everton Park retail precinct (Coles, Woolworths, restaurants, coffee



**For Sale**  
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**Contact**  
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[dwaters@ljhooker.com.au](mailto:dwaters@ljhooker.com.au)

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**(07) 3263 6022**

shops, medical centre and specialty stores). Well serviced by public transport, there are express buses to the City operating close by and the Mitchelton train station is within a 5 minute drive.

Special Features Include:

- \* Low maintenance, two storey construction (A Metricon Home). Custom designed to take full advantage of this dress circle location, the home incorporates high ceilings, oversized windows, quality floor coverings and an exceptional attention to detail throughout.
- \* A masterful mix of generously proportioned living options for the large family including a living/dining room and a family retreat upstairs which provides separation in a busy home
- \* A wide central entrance with staircase and void above provides a sense of grandeur upon entry
- \* The living/dining area flows out seamlessly to the alfresco entertaining area which overlooks the backyard behind
- \* The stunning Caesar stone kitchen is the social hub of the home and features an oversized breakfast bar, a window splash back and quality stainless steel appliances including a 5-element electric cook top, 900mm oven and dishwasher. The walk-in pantry provides exceptional storage.
- \* 4 sizeable built-in bedrooms upstairs; The luxurious master suite features a private balcony, walk-in robe and ensuite with bath, shower and dual basin vanity. The private balcony captures a stunning outlook over the suburb and through to the mountains.
- \* A designated study downstairs will suit buyers looking to work from home
- \* 2 beautiful quality bathrooms with Caesar stone vanities, plus a powder room downstairs
- \* Double remote garage
- \* Low maintenance landscaping and a decent sized backyard
- \* Cool all year round with ducted air-conditioning and ceiling fans
- \* Currently vacant and ready to move into or rent out immediately

Make your move with confidence —this is space, privacy & practicality at its absolute best. The location is superb and the home is stunning —to avoid your disappointment, act quickly. For further information or to arrange your inspection, please contact DANIEL WATERS.

## More About this Property

<b>Property ID</b>	371NF1R
<b>Property Type</b>	House
<b>Land Area</b>	405 m <sup>2</sup>
<b>Including</b>	Study Air Conditioning Ducted Cooling

**Daniel Waters 0412 847 849**

Principal, Registered Valuer and Sales Consultant | [dwaters@ljhooker.com.au](mailto:dwaters@ljhooker.com.au)

**Jacob Ball 0417 649 903**

Co-Agent “ Daniel Waters Team | [jball@ljhooker.com.au](mailto:jball@ljhooker.com.au)

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GROUND FLOOR



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Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of floor, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only.



39 DUNDONALD ST, EVERTON PARK