



2 Argyle Place, Forest Lake

## RARE LAND SIZE, PRIME LOCATION

Set on a generous 427m<sup>2</sup> corner allotment in the highly sought after Lakeside Estate, this well-designed home offers a rare opportunity to secure space and lifestyle in a market where homes of this configuration are typically positioned on just 253m<sup>2</sup> to 320m<sup>2</sup> blocks. This significant land advantage provides flexibility, comfort and room to grow perfect for families, first home buyers or investors alike.

Thoughtfully laid out for easy living, the home features a spacious open-plan kitchen, living, and dining area that seamlessly flows out to a large covered rear patio ideal for entertaining or relaxing year-round. Adding to its charm is a private internal courtyard, perfect for a herb garden, green retreat or peaceful outdoor nook.

### Property Features:

- Generous 448m<sup>2</sup> corner allotment in popular Lakeside Estate
- Master bedroom complete with walk-in robe and private ensuite
- Two additional bedrooms serviced by a main bathroom with separate shower and bath
- Open-plan kitchen, living, and dining area with great natural flow
- Spacious covered outdoor patio for entertaining
- Unique internal courtyard-ideal for a herb garden or tranquil green

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### FOR SALE

Please Call

### AGENTS

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### 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.



space

- Internal laundry with direct access to outdoor drying area
- Ceiling fans and split air conditioning
- Handy garden shed for extra storage
- Ample yard space for pets, children, or playground equipment
- Remote control garage

#### Location Highlights:

- " Safe stroll to Grand Avenue State School —150m
- " Easy access to public transport with nearby bus stop —100m
- Just a 4-minute walk to the lake, where you can enjoy scenic walking tracks and the surrounding natural ecosystem
- Open greenspace park 10m away with kids play equipment

Combining space, functionality and an unbeatable location, this home presents an exceptional lifestyle opportunity in one of Forest Lake's most desirable pockets.

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#### MORE DETAILS

|               |         |
|---------------|---------|
| Property ID   | B52CF4R |
| Property Type | House   |
| Land Area     | 427 m2  |

**Mark Foelz 0432 521 724**

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Approximate Total Building Size : 170 sqm

This floor plan is to be used as a guide only.  
Dimensions are approximate,  
Furnitures, layouts and fixtures are not part of the final property.