



40 Leichhardt Drive, Gracemere

Space, Style & Comfort - Your Ideal Gracemere Family Home

Welcome to 40 Leichhardt Drive, Gracemere, a stunning family home where modern design meets everyday comfort.

Beautifully appointed and thoughtfully designed, this spacious residence offers 4 generous bedrooms and 2 well appointed bathrooms, making it the ideal choice for families of all sizes. Step inside and enjoy the light filled, open plan living space that flows seamlessly into the dining area, the perfect setting for family meals or entertaining friends. The contemporary kitchen features ample storage and a practical layout, sure to delight any home chef.

Outdoor living is equally impressive, with a covered patio designed for year round enjoyment. Whether it's weekend barbecues, quiet morning coffees, or relaxing evenings under the stars, this inviting space overlooks a generous backyard, perfect for children, pets, or those with a passion for gardening.

A double garage provides secure parking and additional storage, while the home's stylish interiors and smart layout ensure comfort, convenience, and functionality throughout.

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FOR SALE

Offers Over \$660,000 Considered

AGENTS

Brit Carr
0407 228 860
brit.carr@ljhooker.com.au

Beau Rosin
0434 014 684
associate.rockhampton@ljhooker.com.au

AGENCY

LJ Hooker Rockhampton
(07) 4922 2122

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**

Situated in the highly sought-after Gracemere community, you'll enjoy a peaceful neighbourhood with the benefit of being close to local schools, shops, and parks, everything you need is just moments away.

Don't miss your chance to make this beautiful house your next home. Contact us today for more information!

Brit Carr
Phone: 0407 228 860
Email: brit.carr@ljhooker.com.au

Claudia Heath
Phone: 0488 056 093
Email: associate.rockhampton@ljhooker.com.au

MORE DETAILS

Property ID	7R3HVV
Property Type	House
Land Area	642 m2

Brit Carr 0407 228 860
Principal | Licensed Sales Agent | brit.carr@ljhooker.com.au
Beau Rosin 0434 014 684
Sales Associate to Brit Wheeler |
associate.rockhampton@ljhooker.com.au

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ARTIST'S IMPRESSION ONLY: While every attempt has been made to ensure the accuracy of this floor plan's areas and measurements of doors, windows, rooms and all other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. Floor plan by: www.open2view.com.au

