

Hillcrest, 64 Blackwell Street

SOLD BY THE FLORENTZOS TEAM

Start your personal property or real estate investment journey in this modern lowset! Only six years young and fitted with energy-saving features and contemporary fixtures and fittings, it offers a family-ready three-bedroom floorplan with an open-plan communal living and dining area and proximity to local schools, shopping centres, and a busway into town.

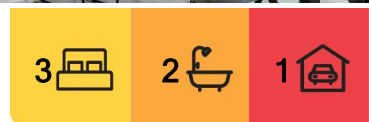
Top features:

- Chic hybrid floors through the main passage, kitchen, dining room and lounge
- Comfy carpet underfoot in the three bedrooms - all with fans and built-in robes
- All-season A/C and a ceiling fan in the light-filled lounge
- Covered alfresco entertaining area overlooking a lawned, fenced rear yard
- 7-minute drive to Grand Plaza, Boronia Heights State School & Park Ridge State High

As a first home, you'd be stoked to land this modern lowset and, as a rental, you can expect its youth, central position, and refined interior aesthetic to attract quality tenants



Disclaimer: 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.



For Sale
Please Call

View
ljhooker.com.au/B1P4F4R

Contact
Peter Florentzos
0414 311 526
peterflorentzos@ljhpp.com.au

Ling Li
0403 192 378
lingli@ljhpp.com.au

LJ Hooker Property Partners
07 3344 0288

looking for long-term leases in a community-minded neighbourhood.

Landscaping is minimal maintenance, which will be welcome news to many owner-occupiers and as a rental proposition. All there is to contend with are mow-and-go lawns on either side of the driveway up to a single lock-up garage and in the privately fenced rear yard off the outdoor patio.

Keeping up appearances inside is equally easy with one-sweep hybrid flooring spanning the high traffic zones, from the front entry into the combined kitchen and dining room, and adjacent lounge.

The kitchen deserves special mention for its stylish fit-out comprising loads of storage above and below expansive benchtops, a suite of stainless electric appliances - including a dishwasher - a big fridge recess, and chic tapware over its large undermount sink.

Screens over long vertical windows and the glass slider to the rear patio, provide opportunities to keep things cool inside naturally. If nature isn't playing ball, opt to flick on the A/C in the lounge or the fans in any of the three bedrooms knowing solar panels are taking the sting out of that power bill.

All the bedrooms have generous closet space in the form of sliding robes, with the master enjoying the little extra luxe factor with a private ensuite. The main bathroom mirrors the elegant ensuite in looks and feel but has a bonus separate bathtub to complement the shower.

A cruisy drive from the garage gets you pretty much everywhere you need to go daily within your local surroundings - from vibrant shopping centers for grocery stock-ups and retail therapy to local schools and city-bound public transport.

Play it smart and make this little beauty yours today. Contact Peter Florentzos or Ling Li for more information.

AEAF Investments Pty Ltd T/A Peter Florentzos Properties
with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 50 133 677 319 / 21 107 068 020

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LJ Hooker Property Partners
07 3344 0288

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More About this Property

Property ID	B1P4F4R
Property Type	House
Land Area	300 m ²
Including	Ensuite Air Conditioning Toilets (2) Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels

Peter Florentzos 0414 311 526

Partner and Agent/Independent Contractor | peterflorentzos@ljhpp.com.au

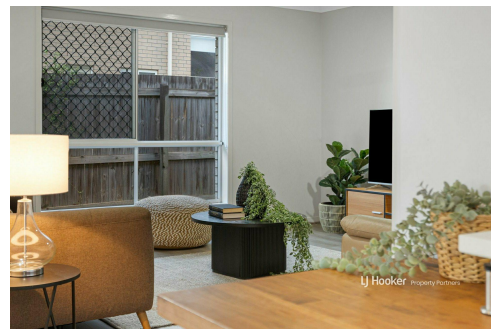
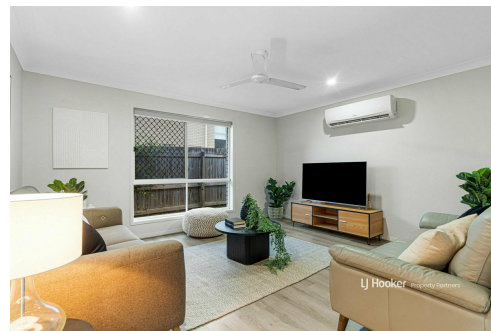
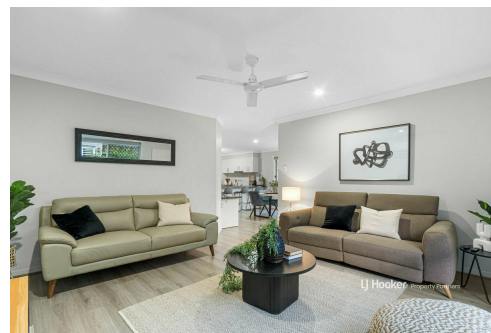
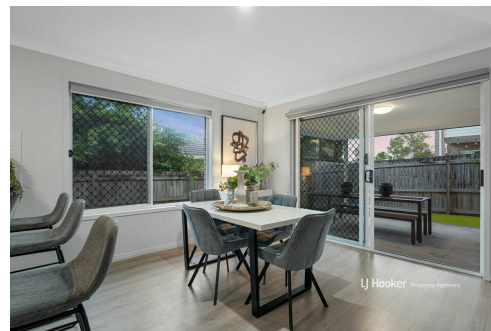
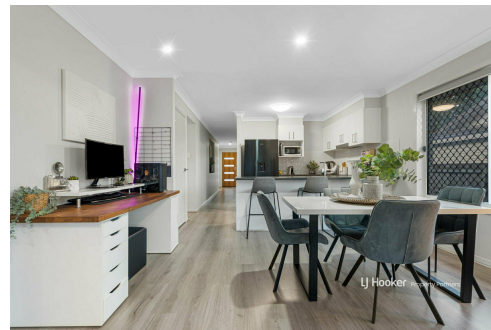
Ling Li 0403 192 378

Agent & Leasing Agent for Peter Florentzos | lingli@ljhpp.com.au

LJ Hooker Property Partners 07 3344 0288

25 Pinelands Road, SUNNYBANK HILLS QLD 4109

propertypartners.ljhooker.com.au | sunnybankhills@ljhsbh.com.au



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07 3344 0288

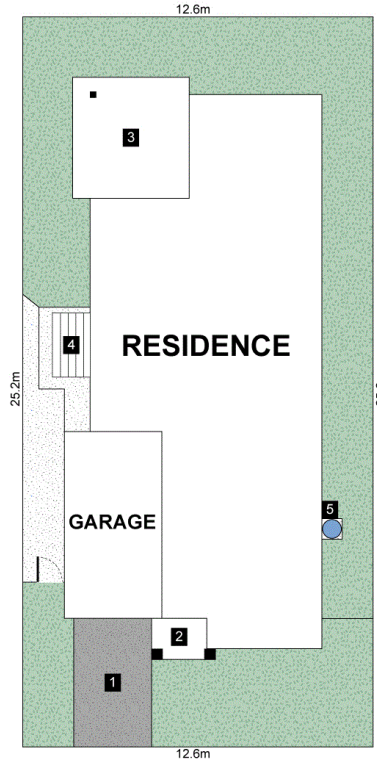
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64 Blackwell Street, Hillcrest

3 Bed 2 Bath 1 Car



FLOOR PLAN



SITE PLAN



LEGEND

- 1. Driveway
- 2. Porch
- 3. Alfresco
- 4. Clothes Line
- 5. Hot Water Tank

Internal : 130m²
 External : 15m²
 Land Size : 300m²

Hinges virtual tours



This property is ready for you to virtually inspect now
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