

## Kallangur, 5 Sheaves Road

STYLISH CONTEMPORARY FAMILY HOME WITH DUAL LIVING + SIDE ACCESS + SOLAR + SHED

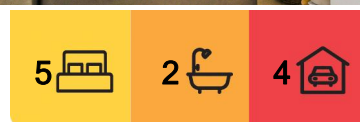
Welcome to your sanctuary of relaxed living at 5 Sheaves Road, Kallangur. This spacious high-set family home offers incredible dual-living potential, perfect for extended families or those seeking additional rental income.

The upper level is bathed in natural light, featuring an open-plan living and dining area with hybrid floors and air conditioning. The modern kitchen is equipped with an oven, dual sink, dishwasher, and ample storage, making it a chef's delight. The air-conditioned master bedroom and additional bedrooms all feature built-in robes and ceiling fans, ensuring year-round comfort.

Downstairs, discover two additional rooms, a large living room with a kitchenette, plus a separate bathroom - ideal for dual living arrangements. The outdoor courtyard and covered patio provide the perfect spaces for relaxation and entertaining, overlooking a generously



**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**  
EXPRESSIONS OF INTEREST

**View**  
[l.jhooker.com.au/1TJ7F1H](https://l.jhooker.com.au/1TJ7F1H)

**Contact**  
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**(07) 3264 9000**

sized backyard with room for a pool.

A standout feature is the two-bay shed, perfect for hobbyists or additional storage. Eco-conscious buyers will appreciate the solar panels, side access and ample off-street parking.

This property is ideally located within walking distance to local schools, parks and shops, with easy access to public transport. Homes in this sought-after area are in high demand, so don't miss your chance to secure this exceptional property.

For more information or to arrange an inspection, contact Jason Wagner on 0457 704 071.

#### Property Features:

- \* Air-conditioned Master bedroom
- \* All bedrooms have built-in robes and ceiling fans
- \* 2 bathrooms - upstairs & downstairs
- \* Neutral palette throughout
- \* Modern kitchen with oven, dual sink, dishwasher & ample storage
- \* Hybrid floors
- \* Air-conditioned open plan living and dining room
- \* Spacious additional living room (utility) downstairs with kitchenette & separate bathroom, ideal for dual living
- \* Solar power system
- \* Side access
- \* 622 m2 block
- \* 3 car accommodation
- \* Great sized back yard, room for a pool
- \* Walk to city bus, high school and shops
- \* 2 Bay shed

#### Location:

- \* 750m to Dakabin State School
- \* 550m to Penson Park & Dog Off Leash area
- \* 350m to Spar Convenience Store
- \* 5km to Westfield North Lakes
- \* 1.9km to Norths Leagues & Services Club
- \* 64m to Bus Stop
- \* 3.3 km to Pine Rivers Gold Club
- \* 2.5km or 4 minutes Drive to Dakabin Train Station

#### Disclaimer:

"Information contained on any marketing material, website or other portal should not be relied upon. You should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property."

"LJ Hooker Property Connections also offer a property management service. If you're considering renting your property, are looking to buy or would like a free review of your current portfolio, please call our main office on (07) 3264 9000."



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## More About this Property

|                      |   |
|----------------------|---|
| <b>Property ID</b>   | 1TJ7F1H   |
| <b>Property Type</b> | House   |
| <b>Land Area</b>     | 622 m2  |
| <b>Including</b>     | Air Conditioning<br>Toilets (2)<br>Deck<br>Dishwasher<br>Built-in-Robes<br>Solar Panels |

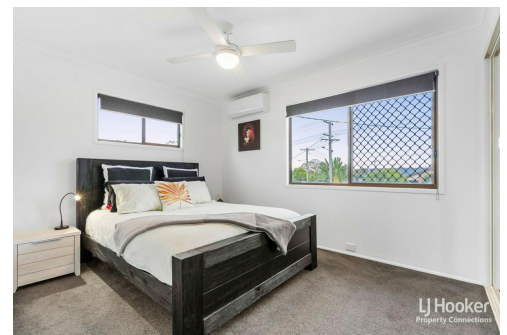
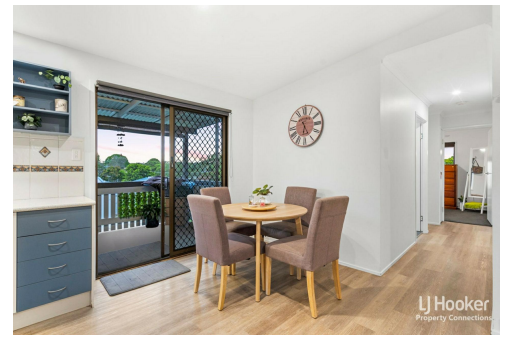
**Jason Wagner 0457 704 071**

Sales Consultant | [jwagner.albanycreek@ljhooker.com.au](mailto:jwagner.albanycreek@ljhooker.com.au)

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5 Sheaves Road KALLANGUR

5 | 2 | 4 | 290m<sup>2</sup>

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All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted.  
Plans are shown for marketing purposes only.

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