



73 Sydney Street, Kedron

BESPOKE LUXURY, PREMIER FAMILY LIVING IN KEDRON

Blending quintessential Queensland charm with architectural features and luxurious, Hamptons inspired living, 73 Sydney Street, Kedron is a sublime family residence. This executive four year old home is complete with high-end finishes, soaring and light-filled living spaces, and offers multiple living areas. The property is situated on a quiet, tree-lined street with the Kedron Brook access, transport, shopping, hospitals and the Airport link M7 a stone's throw away.

The style is evident from the property's commanding street presence. You then follow the pristine landscaped gardens into the home's stunning feature-sized entrance way with soaring ceiling heights and engineered French Oak timber floors. Such luxurious finishes throughout which sets it apart from other homes in the area. Inside, you are immediately drawn to the social centre-point of the home, contemporary pendant and the natural light filtering effortlessly into this space through a well planned design.

The ground floor with 2.7m ceiling heights is also home to the media room which doubles as your fifth bedroom with an ensuite and separate powder room access. The laundry features ample hanging and storage space, MUD room with built in cabinetry and side access

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FOR SALE
UNDER CONTRACT

AGENTS

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AGENCY

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

to a drying area.

Living is centred around the stunning kitchen space. There is an oversized stone island benchtop, two-pac shaker cabinetry, two wall ovens, 900mm gas cook-top and a spacious walk-in butlers pantry. The kitchen overlooks the dining area out to the fully fenced landscaped yard, covered patio with built-in BBQ and the in-ground pool. Family friendly entertaining is possible for all twelve months of the year!

Upstairs, the main and three bedrooms are complete with walk-in wardrobes. The first floor rumpus area with home office space has spectacular views to the City! The large master suite is north facing which soaks in the warm winter light and captures the bay breezes through the summer. The master is complete with a spacious ensuite with VJ feature walls, double shower, and free-standing bath.

This home is perched on an immaculate and low maintenance 405sqm block. This bespoke property is style embodied and finished to the highest degree.

FEATURES INCLUDE

Five spacious bedrooms
3 bathrooms with designer fixtures and feature VJ walls
Master suite with walk-in wardrobes ensuite with double shower & bath
Soaring 2.7m ceilings throughout, 2.4m door heights
Luxury window furnishings
Solar heat window tinting
Wide feature entrance
10KW solar system with 6KW battery
Ducted air-conditioning (with My Air software) fan mode, cooling, heating and dehumidifier
Spacious kitchen with stone bench tops and plenty of storage
Two wall ovens and five burner gas cooktop
• in-ground swimming pool with glass fencing
Built-in BBQ in alfresco
Downstairs fifth bedroom/media room with ensuite
Walk-in linen cupboard
Generous study area
Upstairs rumpus room, views to the City
Contemporary Hamptons inspired finishes throughout
Landscaped gardens
Laundry with MUD room and garage access
Fenced and usable 405sqm block: child friendly and low maintenance.

The area really speaks for itself. This sought-after family friend location with access to many amenities including Westfield Chermside, Prince Charles Hospital, several private schools, parks, transport and much more, all on your doorstep. Simply move in, unpack and enjoy the maintenance free lifestyle this house offers!

Inspection by open home or by appointment only.

For further information or to book an inspection please contact Nathan Johnson 0434 101 821.

MORE DETAILS

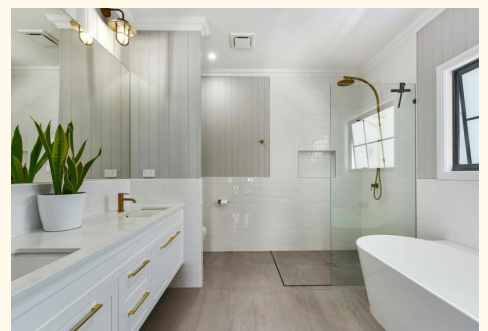
Property ID 1DDBF4N
Property Type House
Land Area 405 m2
Including Alarm
Pool
Balcony
Dishwasher
Outdoor Entertaining
Built-in-Robes
Fully Fenced
Remote Garage
Solar Panels

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GROUND FLOOR



FIRST FLOOR

73 Sydney St, Kedron



FLOOR AREA SIZES

Internal	268.6m ²
External	71.2m ²
Garage/Storage	38.5m ²
TOTAL	378.3m²

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

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