



162 Rubicon Crescent, Kuraby

Where Kuraby Living Gets Easy: Three Bedrooms, a Study and a Pool on a Full 600m2 Block

If the list runs something like this: three bedrooms, master with ensuite and walk-in robes, a dedicated study/office, pool and outdoor entertaining space, then you can stop searching. This single-level Kuraby home ticks every line of it on a full 600m2 block, wrapped with a bow in an address that puts you close to everything.

Highlights:

- Low-maintenance single level on a full 600m2 block
- Open-plan living and dining, plus a separate study or home office
- Three bedrooms with a/c, fan, and built-in robes; master with walk-in robe and ensuite
- Covered outdoor entertaining area overlooking the in-ground pool
- Conveniently located close to public transport, shops, and amenities

Inside, the layout feels easy from the moment you arrive. Living and dining share one long, generous space beneath a ceiling fan, giving family life room to spread out without losing that sense of connection. The kitchen wraps around one end in a deep U of benchtop, with the breakfast bar turned towards the room so whoever is cooking is still

3 2 2

FOR SALE
Under Contract at Auction

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part of the conversation.

At the far end, two sets of sliding doors open the home to the outdoors. Push them wide on a warm evening and the living space simply keeps going, spilling beneath the covered patio and into the backyard.

Each of the three bedrooms includes a built-in robe, ceiling fan and air conditioning, while the main enjoys its own walk-in robe with fitted corner shelving and a private ensuite. The remaining bedrooms share the family bathroom, where a full-sized bath sits beside a separate shower and a separate toilet helps take the pressure off busy mornings.

Then there is the extra room, perfectly versatile enough for you to set it up as a proper home office, a study for the children, a playroom, or a second living area.

Outside, the covered patio runs long and shaded, with cool concrete underfoot and enough room for a table that can stay set up through the long Brisbane summer. It is the natural place for weekend lunches, late-afternoon drinks and dinners that stretch well beyond sunset.

Beyond it, the lawn is framed by a terraced garden wall dotted with bromeliads, while the long, rectangular in-ground pool gathers palm shadows across the water as the afternoon slips by. Whether it is children burning off energy after school or a quiet swim at the end of the day, this is the kind of feature that changes how home feels.

All of which sits on the part that quietly matters most. The station is an eight-minute walk, the bus stop barely three, and Chesterfield Crescent Park is close enough that the kids can get there and back before dinner.

- 260 m to bus stop
- 400 m to Chesterfield Crescent Park
- 600 m to Train Station
- 950 m to Kuraby Farmers Market
- 1.3 km to Wally Tate Park
- 1.4 km to Kuraby Grove Child Care Centre
- 2.1 km to Runcorn State High
- 2.1 km to Warrigal Square Shopping Centre
- 2.4 km to Runcorn Plaza
- 2.7 km to Underwood Marketplace
- 3.4 km to Kuraby State School

If it ticked every line when you started reading, it will tick every line when you walk through it. Bring the family, bring the tape measure, and bring your questions. Contact Faraz Peyman today to arrange your inspection.

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MORE DETAILS

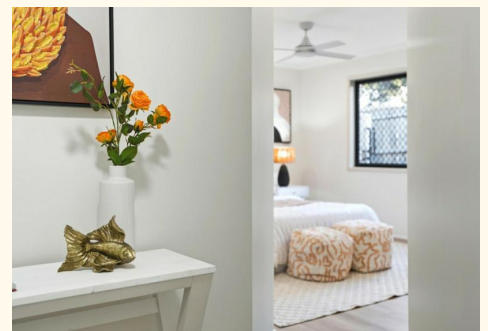
Property ID	B53QF4R
Property Type	House
Land Area	600 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)
	Pool
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Remote Garage

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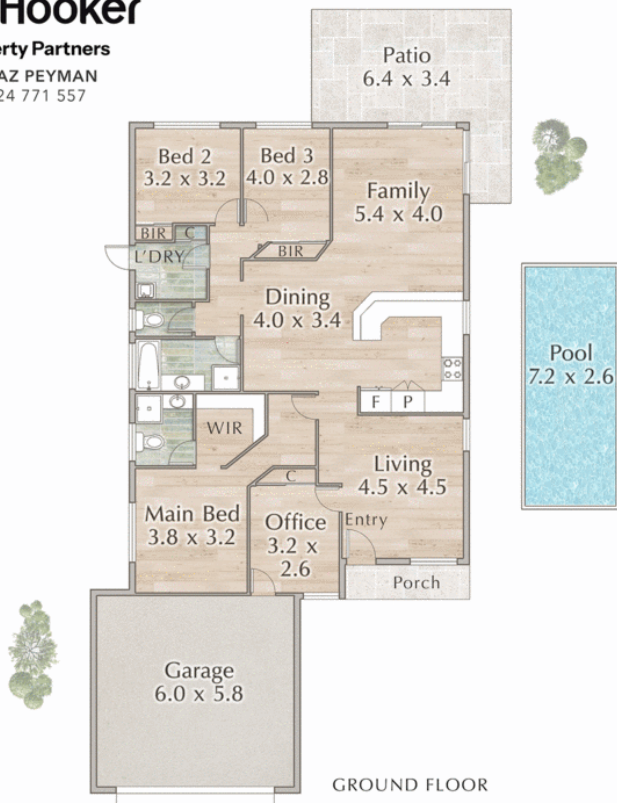




Property Partners

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- 1 Porch
- 2 Garage
- 3 Patio
- 4 Uncovered
Parking
- 5 Pool
- 6 Side Gate

SITE PLAN

162 Rubicon Crescent KURABY

3 2 2 204m² 600m²



DISCLAIMER

Please note every attempt has been made to ensure the accuracy of the floorplan contained here. Measurements of doors, rooms and any other item are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for marketing purposes only.