



66 Valley Circuit, Kuraby

## A Spacious Two-Storey Haven: Multiple Living Areas, Walk-in Pantry, and Guest Suite Downstairs

Positioned in one of Kuraby's most tightly held family pockets, this expansive double-storey residence delivers space, sophistication, and exceptional versatility for growing or multi-generational families. Multiple living zones, gourmet kitchen, five restful retreats including a complete suite downstairs, and expansive outdoor entertaining - this is a home designed to adapt to every chapter of your family's story.

### Highlights:

- Stylish family home with 5 kW solar system, 6-zone ducted air conditioning on easy-care 480m<sup>2</sup> allotment designed for low-maintenance living
- Generous total floorplan of 295m<sup>2</sup> offering space for the whole family
- Multiple living areas perfect for relaxation or seamless entertaining
- Contemporary kitchen with walk-in pantry, ample cabinetry, and large oven
- Five large-sized bedrooms with built-in robes and ceiling fans,

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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

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### FOR SALE

Please Call

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### AGENCY

LJ Hooker Property Partners

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including a guest suite downstairs with adjacent bathroom; master with walk-in robes and ensuite

- Prime location close to shops, buses, train station, schools, and more

Step into this dual-level masterpiece and be greeted by an atmosphere of light and space, underscored by 2.6-meter-high ceilings on the ground floor. Designed with the modern family in mind, the home effortlessly balances grand communal spaces with private retreats, all impeccably finished to the highest standard.

The heart of the home is a sprawling open-plan domain where the kitchen, meals, and family areas converge. The chef's kitchen is a standout feature, meticulously appointed with a walk-in pantry, an abundance of storage, and a large professional-grade oven. Whether you are hosting a formal dinner or a casual family breakfast, this space is engineered for seamless interaction.

The living experience extends outdoors to a covered alfresco area, perfect for year-round entertaining while overlooking the easy-care, fully fenced garden.

While the ground floor offers a versatile guest wing, the upper level is dedicated to rest and rejuvenation with warm timber flooring running throughout. Ascending the stairs, the expansive central leisure room, a versatile space that serves as a secondary lounge area, ensures every family member has a space to call their own.

The master wing is well-suited as a private haven for parents, featuring a generous walk-in robe and well-appointed ensuite with double vanities. Meanwhile, the other three bedrooms are far from standard, each room oversized and equipped with built-in robes. To ensure morning routines are effortless, these rooms are serviced by a large main bathroom featuring a separate shower and bathtub, plus an independent toilet to ease the early-school-run rush.

Positioned in a premier Kuraby pocket that perfectly balances suburban tranquillity with ultimate urban convenience, enjoy an enviable lifestyle where morning strolls to Pioneer Drive Park are a daily reality. The daily commute is made effortless by the proximity to the Kuraby Train Station and local bus stops. Families will appreciate the rapid access to Kuraby State School and nearby childcare, while the vibrant dining and retail hub of Underwood Marketplace is just a short drive away, placing everything your family needs within easy reach.

Don't miss the chance to secure this sophisticated family home in the heart of Kuraby. Contact Faraz Peyman today to arrange a viewing and see this beautiful property for yourself.

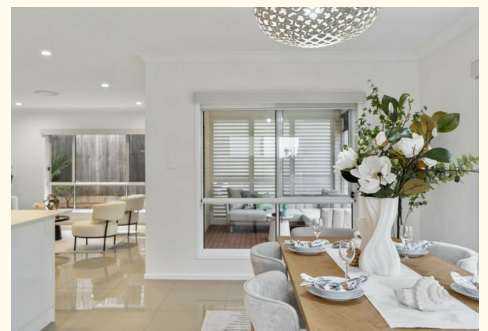
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## MORE DETAILS

Property ID B4J1F4R  
Property Type House  
Land Area 480 m2  
Including Ensuite  
Air Conditioning  
Ducted Cooling  
Ducted Heating  
Outdoor Entertaining  
Built-in-Robes  
Remote Garage  
Solar Panels

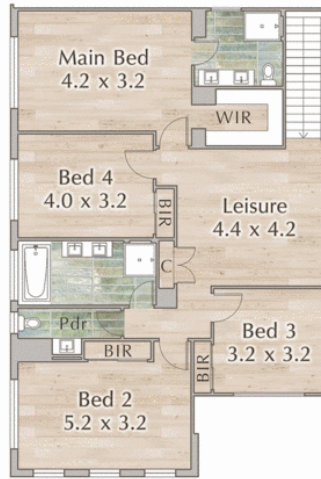
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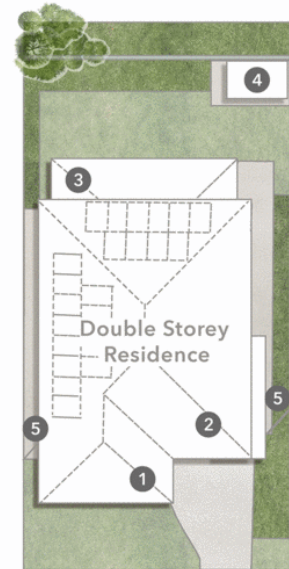
GROUND FLOOR



FIRST FLOOR

TOTAL INTERNAL: 295M2

- 1 Porch
- 2 Garage
- 3 Alfresco
- 4 Shed
- 5 Side gates



SITE PLAN

66 Valley Circuit KURABY

5 3 2 295m2 480m2



NORTH

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.