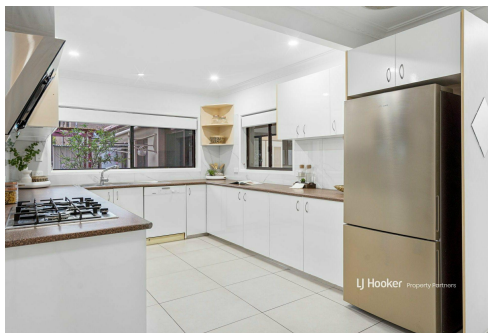
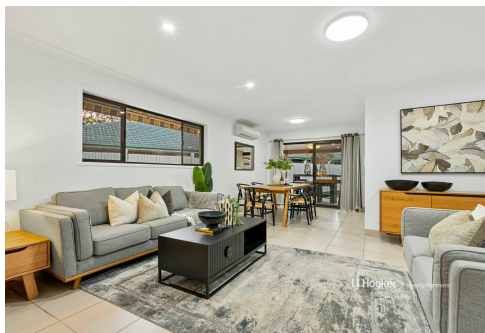




Macgregor, 22 Turnmill Street

SOLD BY THE FLORENTZOS TEAM

Located in a prime Macgregor position, this sprawling lowset home offers stylish, spacious, and contemporary living perfect for growing or extended families. With a separate granny flat ideal for multi-generational living or additional rental income, this versatile residence boasts a chic, low-maintenance design and a modern aesthetic, all set within walking distance to schools, parks, and shopping hubs like Market Square and Westfield Mt Gravatt. The main home features four generously sized bedrooms, an open plan living and dining area, and a sleek, modern kitchen, while the granny flat offers two additional bedrooms, a combined lounge and dining space, & a kitchenette. Outside, a massive rear patio overlooks an indulgent swimming pool, providing the perfect backdrop for summer entertaining.

Top Highlights:

- Top Macgregor Location: Walking distance to buses, parks, childcare, Macgregor High, Market Square, and Westfield Mt Gravatt, plus quick drive to primary school.



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For Sale
Please Call

View
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- Sprawling lowset home: Six bedrooms across the main home and granny flat, ideal for extended families or generating rental income.
- Modern main home: Open plan living/dining, contemporary kitchen with gas stovetop and feature rangehood, four bedrooms, two bathrooms (including ensuite), and a shared laundry.
- Granny flat: Two bedrooms, bathroom, combined living/dining, and kitchenette for ultimate dual-living potential.
- Outdoor oasis: Expansive rear patio overlooking a sparkling pool, perfect for year-round entertaining.

Perched in one of Macgregor's most desirable streets, this incredible family residence is a short stroll from everything a busy family could need. Buses, parks, and shops are all within walking distance, while renowned Macgregor State High School is a quick stroll away. The foodie haven of Market Square and the shopping mecca of Westfield Mt Gravatt are close by, providing unbeatable convenience for dining and retail therapy. For families with younger children, the highly regarded Upper Mount Gravatt State School is a short drive from your door, while easy access to motorways makes trips to the city or coast a breeze.

- 44 m to Whipbird Park
- 160 m to bus stop
- 800 m to Macgregor State High School
- 1.2 km to Eight Mile Plains Shopping Centre
- 1.2 km to Westfield Mt Gravatt
- 1.5 km to Piptree Early Learning Eight Mile Plains
- 1.6 km to Market Square
- 2.3 km to Upper Mount Gravatt State School

Sitting on a generous 627 sqm corner block, this unique rendered lowset home offers tremendous curb appeal in a tranquil, leafy street. Just across from parklands, this quiet location presents the perfect environment to raise a family. The home is easily accessible, with a double carport off Nevern Street and a trendy, modern entrance off Turnmill Street.

Step through the chic entry into the main home and be greeted by a tiled foyer that leads into a stylish, open plan living and dining area. With glossy tiled floors, sparkling downlights, and air conditioning, this space is perfect for hosting family gatherings or unwinding after a long day. The adjoining granny flat is a standout feature, offering a versatile living space for extended family or tenants, with its own private entry from the carport.

Off the main home's dining area lies the sleek, bright kitchen, complete with a modern gas stovetop, a designer feature rangehood, and a dishwasher. This spacious kitchen is flooded with natural light, with an abundance of storage space in its stylish white cabinetry, making it a haven for passionate home cooks.

Venture outside to discover the massive, tiled patio, perfect for grand outdoor entertaining. Overlooking the sparkling swimming pool, this fun-filled backyard is the ultimate space for family fun and summer gatherings. Low-maintenance and leisure-focused, the backyard offers just a small patch of lawn beside the pool for kids to enjoy while leaving you free to relax.



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The main home includes four bedrooms, one of which is tiled and perfect for a home office. Three other bedrooms feature sleek timber floors, ceiling fans, and built-in robes, while the air-conditioned master bedroom includes 'his and hers' built-in wardrobes and a private ensuite with a shower. A shared bathroom for the remaining rooms features floor-to-ceiling tiles, a frameless rainfall shower, and a chic glass-block feature wall.

The stylishly designed granny flat is ideal for extended family or tenants, with a combined lounge and dining area that includes a ceiling fan, downlights, and air conditioning. The contemporary kitchenette offers an electric stove and plenty of cabinetry for storage. Two bedrooms with built-in robes and a modern bathroom complete this versatile, self-contained living space, making it a chic and practical addition to the home.

Additional Features:

- 20 solar panels
- Water tank
- Pool equipment
- Garden shed
- Shared internal laundry
- Enclosed front entry patio, poolside alfresco entertaining & rear patio off main dining room

This immaculately presented home is the epitome of modern, versatile family living, with dual living option available, stylish interiors, and unbeatable lifestyle features. To find out more about this unique property or arrange a private inspection, contact Kathy Lu and Peter Florentzos today!

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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More About this Property

Property ID	B2D8F4R
Property Type	House
Land Area	627 m ²
Including	Air Conditioning Toilets (3) Pool Dishwasher Outdoor Entertaining Built-in-Robes Solar Panels

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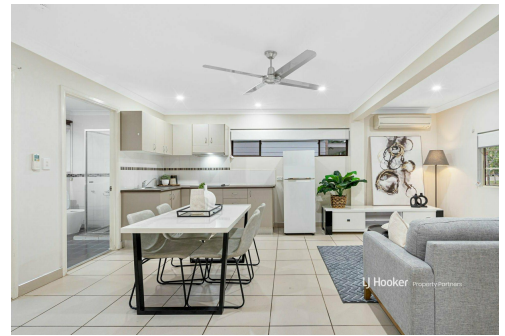
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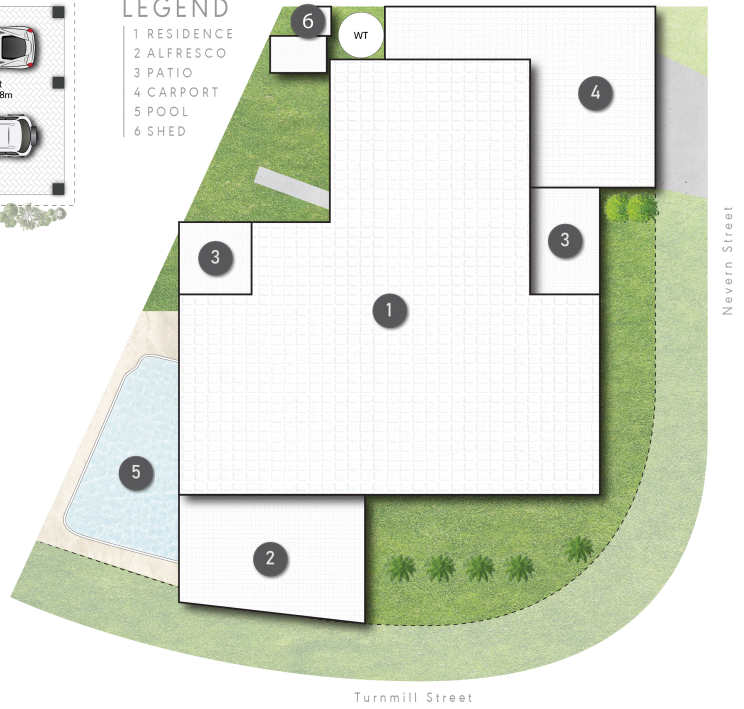
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LEGEND

- 1 RESIDENCE
- 2 ALFRESCO
- 3 PATIO
- 4 CARPORT
- 5 POOL
- 6 SHED



22 Turnmill Street **MACGREGOR**

6 | 3 | 3 | 346m²

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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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