



Mansfield, 18 Picardie Close

Luxury Low-set In Prestigious Pocket of Mansfield

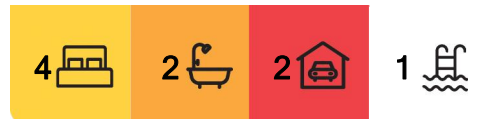
Tucked at the very end of a peaceful cul-de-sac and backing onto tranquil parklands, this immaculate brick lowset offers an enviable lifestyle for growing families and avid entertainers alike. Positioned within the sought-after catchments of Mansfield State High and Mansfield State School, it boasts a premier location on a rare 600 sqm block with a seamless low maintenance design. Inside, a generous selection of living zones provides space for every occasion, anchored by a stunning, renovated entertainer's kitchen. Outside, the sparkling swimming pool and expansive patio set the scene for effortless summer hosting.

A property that fuses privacy, prestige and practicality, this is a picture-perfect Mansfield address designed for stylish modern living.

Why You'll Want to Make It Yours:



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
UNDER CONTRACT AT AUCTION

View
By Appointment

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LJ Hooker Property Partners
07 3344 0288

- Zoned for renowned Mansfield State School and Mansfield State High, both within easy reach
- Quiet cul-de-sac position backing onto parklands, on a rare 600 sqm block in elite family pocket
- Multiple expansive living zones, including air-conditioned media lounge and formal dining
- Renovated gourmet kitchen with gas cooking, walk-in pantry, two ovens and stone benches
- Huge tiled patio and sparkling pool within low maintenance backyard for ultimate entertaining

This prized Mansfield pocket is the perfect balance of peace and proximity, ideal for busy households craving privacy without sacrificing convenience. From your doorstep, you can stroll to nearby parks, buses, schools and shops - or hop in the car and be at Westfield Mt Gravatt or the motorway in minutes. Whether you're dropping the kids at school, grabbing groceries or commuting to work, everything is effortlessly close.

- 250 m to Tones Road Park
- 700 m to bus stop
- 900 m to Citipointe Christian College
- 1 km to Green Eggs Early Childhood Centre
- 1.6 km to Mansfield State School
- 1.7 km to ALDI Upper Mount Gravatt
- 2.1 km to Mansfield State High School
- 2.5 km to TAFE Queensland Mount Gravatt
- 3.4 km to Metropol Shopping Centre
- 5.4 km to Westfield Mt Gravatt

Set within a whisper-quiet cul-de-sac, this immaculate brick residence is perfectly positioned for tranquil living. Backing directly onto picturesque parklands, it enjoys a rare sense of seclusion, while still being part of a well-connected and thriving community.

The home sits on a generous 600 sqm of land - a rare offering in this tightly held suburb - with the grounds thoughtfully landscaped to require minimal maintenance. A long driveway leads to a double garage, with a pedestrian gate offering convenient access to the charming, fenced front yard and radiant porch.

Step inside via the tiled foyer and you're instantly welcomed into an expansive layout built for family connection and easy entertaining. A bright, tiled lounge is ready for casual relaxation, while a formal dining room and air-conditioned media lounge await evening dinner parties or cosy movie nights, both with trendy timber-look floors. All of this is complemented by a spacious, air conditioned and tiled family room - perfect as a study, games space, or additional living area - allowing families to spread out or come together with ease.

At the centre of it all is the stylishly renovated kitchen, anchoring the four separate living areas into one cohesive and functional home. This is a culinary haven for entertainers and home chefs alike, complete with sweeping stone benchtops, a breakfast bar, sleek white cabinetry, and a walk-in pantry. The inclusion of two stacked ovens, a gas cooktop, and a dishwasher ensures every meal - from Sunday brunch to festive feasts - is cooked and cleaned up with ease.



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Head outside and you'll find a dedicated alfresco zone built for all-year enjoyment. The expansive tiled patio features a striking raked roof and chic matte-black ceiling fan, creating the ultimate setting for relaxed weekend barbecues or poolside parties. Overlooking a crystal-clear pool encased in sleek glass fencing, the entire backyard has been designed for maximum enjoyment with minimal upkeep - just relax and let the good times flow.

Four spacious bedrooms provide restful retreats, all finished with trendy timber-look floors for a stylish, low-maintenance finish. Three include built-in robes, one of which boasts a built-in desk ideal for students or work-from-home professionals. Three of the bedrooms are air-conditioned for year-round comfort, with the master suite (and fourth and final bedroom) enjoying its own air conditioner, a large walk-in robe and a beautifully modern ensuite featuring frameless glass shower and Plantation shutters. A second bathroom with separate bath and shower, plus a separate water closet, caters effortlessly to family needs.

Additional Features Include:

- Internal laundry
- Garden shed
- Side access gate
- PV solar panels for energy efficiency

A rare combo of lifestyle, luxury and location, this stunning Mansfield home is one you won't want to miss. Contact Bailey Atherton or Karl Gillespie today to discover more or register your interest ahead of auction day.

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K & Q Investments Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
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More About this Property

Property ID	B37BF4R
Property Type	House
House Size	267 m2
Land Area	600 m2
Including	Air Conditioning Toilets (2) Intercom Pool Courtyard Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Secure Parking Fully Fenced Remote Garage Solar Panels

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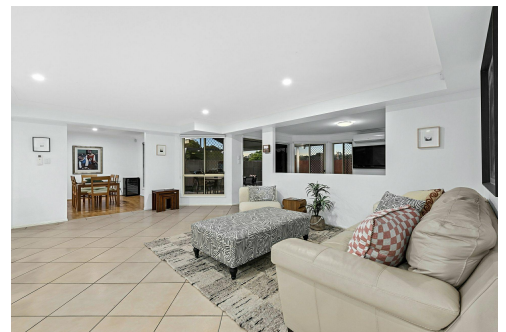
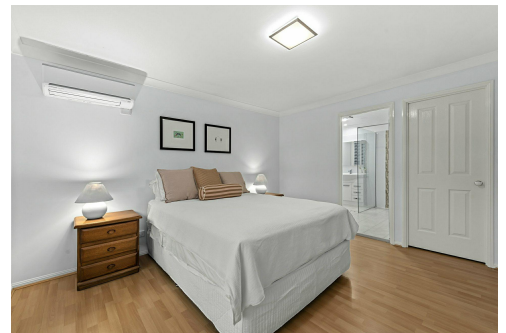
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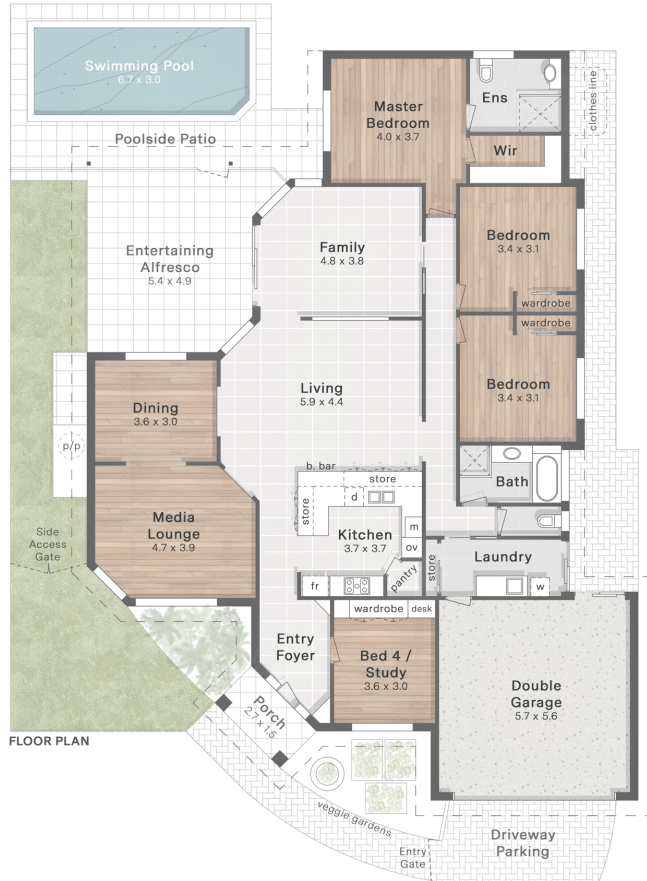
18 Picardie Close
Mansfield

- 600m² Land Size
- 4 Bed + Media
- 2 Bath
- 2 Car + Off-Street

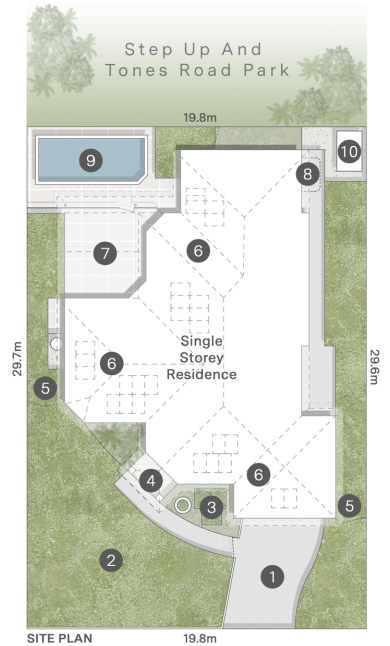
Internal 236m²
Alfresco & Porch 31m²
Total 267m²
Pool Area 40m²



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- 1. Driveway Parking | 2. Fenced Grass Yard
- 3. Veggie Gardens | 4. Entry Porch
- 5. Side Access Gate | 6. PV Solar Panels
- 7. Entertaining Alfresco | 8. Clothes Line
- 9. Swimming Pool | 10. Garden Shed



Picardie Close