




17 Amphora Street, Mount Cotton

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## Your Forever Home Awaits

For families with children of any age and downsizers who still want a decent sized home, 17 Amphora Street is a must see. Situated on a corner block in a quiet, prestigious street, this property will suit buyers looking for something with that subtle "wow" factor.

Lots of homes offer a 4-bedroom, 2-bathroom, 2-car lock up garage configuration, but that's where it stops. This property stands apart from the rest with extras that are part and parcel of what is on offer; 3 separate living areas, functional hostess kitchen, sizeable entertainment area plus a pool gazebo, sparkling inground pool, 7 x 5m powered shed, and ducted air conditioning plus 13kw solar power system providing year-round comfort without hurting the hip pocket.

Mount Cotton offers a country feel with city convenience. The shopping village which houses the award-winning Supa IGA and a myriad of stores and food outlets is a one-stop hub, and the 41-acre Community Park, and Bayview Conservation Area, are all in close proximity. Come experience the best of family living.

- Main bedroom with walk-in robe and ensuite featuring dual vanities
- Three additional bedrooms with built-in robes
- Open dining/living area leading to covered entertainment area
- Separate lounge room
- Home office/rumpus leading onto covered entertainment area

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**

Please Call

**AGENTS**

Corinne Guterres

0407 146 252

[cguterres@ljhpropertycentre.com.au](mailto:cguterres@ljhpropertycentre.com.au)

**AGENCY**

LJ Hooker Property Centre

(07) 3286 2500

 **LJ Hooker**

- Hostess kitchen with island bench, stone counters, Blanco 900mm freestanding 5-burner gas stove, Fisher & Paykel dishwasher, and walk-in pantry
  - way, main bathroom with separate bath and shower; separate w/c
  - Sizeable laundry with under bench cabinets
  - Double door linen cupboard in hallway
  - Saltwater, inground pool, with provision for solar heating, featuring millennium stone waterfall and sun shade; pool gazebo
  - car garage with double door storage cupboard and access to side of house
  - Ducted air conditioning and ceiling fans throughout
  - 2 solar power systems totalling 13kw; gas hot water
  - Rainwater tank plumbed into toilets and laundry; garden shed
  - 7 x 5m shed with single phase power; side access for parking your trailer
- " NBN —FTTP
- Redland Bay State School (Primary) and Victoria Point State High School catchment

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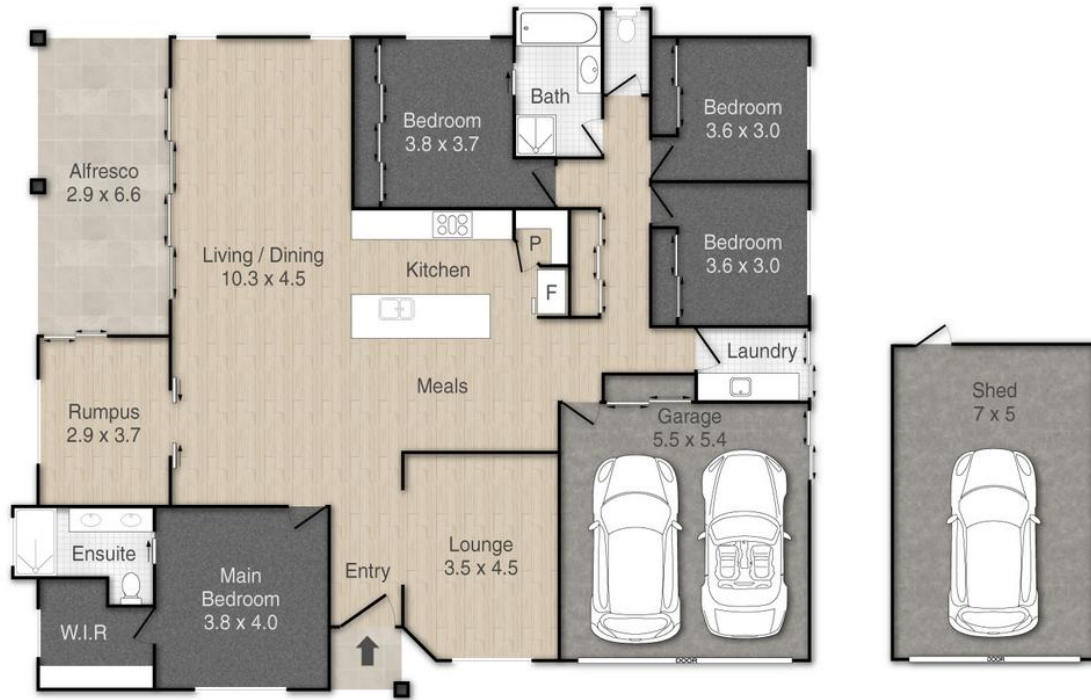
## MORE DETAILS

Property ID	BTP3F2S
Property Type	House
Land Area	761 m2
Including	Air Conditioning Pool Water Tank

**Corinne Guterres 0407 146 252**  
Independent Contractor - Tonca Pty Ltd |  
cguterres@ljhpropertycentre.com.au

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17 Amphora Street, Mount Cotton

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