



Mount Cotton, 26A Golden Wattle Avenue

Great Street Appeal; Two Entertainment Areas



Situated in a tranquil pocket, this contemporary offering oozes the WOW factor right from the get-go with its inviting entertainment deck at the front of the house. It continues to impress with its functional interior, with notable improvements being a stunning, renovated laundry and the addition of a kitchen nook. The backyard has been transformed to provide a relaxing way of life that complements the flow of interior to exterior and features an outdoor spa, the perfect spot to enjoy the peaceful surrounds. Just a short drive to the local shops with walking trails at your doorstep, this property combines ease of maintenance with lifestyle, making it an exceptional choice.

- *Main bedroom with ensuite and custom walk-in robe
- *3 additional bedrooms with built-in robes
- *Open plan living/dining area leading onto covered patio
- *Modern kitchen featuring stone benchtop; gas cooktop; under bench oven; dishwasher
- *Kitchen nook with storage cabinets

For Sale
By Negotiation

View
ljhooker.com.au/BT09F2S

Contact
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LJ Hooker Property Centre
(07) 3286 2500

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.

- *Separate family room
- *Main bathroom with separate bath and shower; separate w/c
- *Renovated laundry with plenty of storage
- *Undercover patio with overhead heater
- *Outdoor spa with built-in space for esky; custom L-shaped bench seating around fire pit
- *Split system aircon; ceiling fans
- *13kw solar; gas hot water
- *Plantation shutters throughout
- *Internet —Opticomm FTTP
- *Potential rental return \$820-850/week
- *Mount Cotton State School (Primary) and Victoria Point State High catchment

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Note: This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes only.

More About this Property

Property ID	BT09F2S
Property Type	House
Land Area	495 m2
Including	Air Conditioning Outdoor Entertaining

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