



3 Sorrel Place, Ormeau

TURN-KEY SINGLE LEVEL WITH MODERN UPGRADES AND EXTRA PARKING OPTIONS

Thoughtfully updated throughout, this single-level family home combines contemporary finishes with a spacious, functional layout and the flexibility of a large 680m² block. Set in a highly sought-after, family-friendly neighbourhood, it is within walking distance to Norfolk Village State School and close to parks, shops and local amenities, for the perfect balance of comfort, convenience and lifestyle.

Updated timber-look vinyl flooring adds a timeless, contemporary touch to a flowing layout featuring open-plan living and dining, alongside a generous family room offering versatile family flexibility. The upgraded kitchen is thoughtfully designed overlooking the outdoor entertaining area and living spaces, creating a stylish and functional hub for everyday living and entertaining.

Expansive flyover patio seamlessly flows from the interior living areas, overlooking the above ground inground pool. Surrounded by low-maintenance gardens, the flat and fenced backyard provides a safe haven for children and pets, while the extra parking options to the front of the home allows for that caravan or boat everyone needs to

4 2 2

FOR SALE
CONTACT AGENT

VIEW
By Appointment

AGENTS
Nicole Hintz
0403 895 705
nhintz@ljhg.com.au

Liza Neuss
0447 006 098
liza@ljhg.com.au

AGENCY
LJ Hooker Ormeau
(07) 5549 4500

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.

LJ Hooker

park!

Four bedrooms each feature built-in storage, with the master suite also offering a private ensuite. The main bathroom is thoughtfully designed for family use, including a separate bath. Both bathrooms have had some renovations

Set in a highly sought-after family-friendly neighbourhood, this thoughtfully updated single-level home offers both space and lifestyle. It is ideally positioned close to parkland, additional schooling options, local shops, dining precincts and transport links, delivering a perfect balance of convenience, comfort and family living.

- 680m2 block
- Light-filled, thoughtfully updated interior with timber-look flooring throughout
- Flowing open-plan living and dining areas
- Plantation shutters installed
- Upgraded kitchen with breakfast bar seating
- Expansive flyover patio
- Large flat, fenced backyard with extra parking options to the front
- Four spacious bedrooms with built-in storage
- Master including private ensuite
- Main bathroom including separate bath for family convenience
- Double garage
- 5kw of solar
- Family-friendly location within walking distance to Norfolk Village State School
- Close to parkland, additional schools, shops, dining and transport

MORE DETAILS

Property ID	1YJ2GWH
Property Type	House
House Size	205 m2
Land Area	680 m2

Nicole Hintz 0403 895 705

Director | L.R.E.A | Independent Contractor | nhintz@ljhgc.com.au

Liza Neuss 0447 006 098

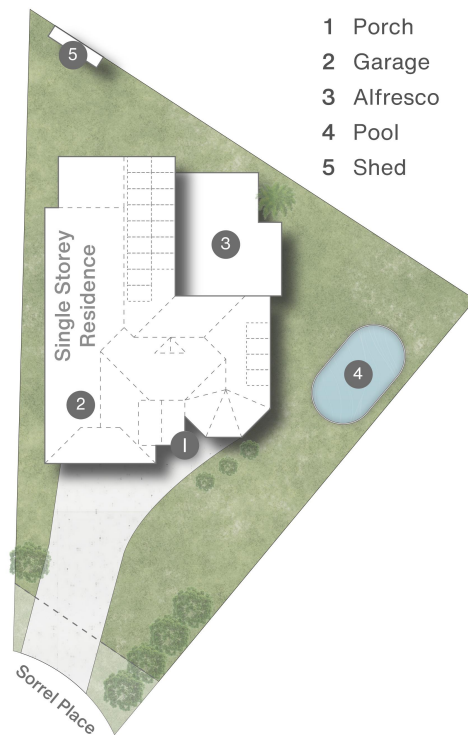
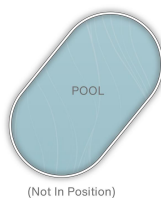
Sales Associate to Nicole Hintz Independent Contractor | liza@ljhgc.com.au

LJ Hooker Ormeau (07) 5549 4500

Unit 10 Norfolk Village Shopping Ctr, 170-174 Pascoe Road,
ORMEAU QLD 4208

ormeau.ljhooker.com.au | ormeau@ljhgc.com.au





- 1 Porch
- 2 Garage
- 3 Alfresco
- 4 Pool
- 5 Shed

3 Sorrel Place **ORMEAU**

4 | 2 | 2 | 205m² | 647m²



DISCLAIMER

This is not a legal document; all measurements and dimensions are approximate and are subject to errors, omission or misstatement. No liability will be accepted. Plans are shown for marketing purposes only.