






17 Hall Street, Pallara

**SOLD BY MAYANK PATEL -  
0430 402 866**

Step into effortless style and modern comfort with this beautifully presented family home build by Bold Living, superbly located in the prestigious and master-planned Stockland Estate in Pallara. Renowned for its landscaped parks, family-friendly amenities, and strong community feel, this impressive estate sets the perfect backdrop for a contemporary lifestyle.

Thoughtfully designed for year-round liveability, this modern brick residence combines sleek finishes with functional spaces offering broad appeal to families, professionals, and those seeking a modern, low-maintenance lifestyle. With its impressive inclusions, energy-efficient upgrades, and smart layout, this is a home that delivers lifestyle, comfort, and long-term value in equal measure.

Enjoy a seamless layout to discover a spacious living area, quality finishes, and a light-filled ambience throughout. At the heart of the home lies a well-appointed kitchen complete with a gas cooktop, oven, walk-in pantry, all overlooking the open-plan dining and lounge area. Adding to its appeal, the original covered patio has been enclosed to create an additional indoor living zone - perfect as a sunroom, or kids' retreat. This clever upgrade enhances the usable

4  2  2 

**FOR SALE**  
SOLD BY MAYANK PATEL

**AGENCY**  
LJ Hooker Property Partners - Forest Lake  
(07) 3372 0400

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

space without compromising the home's easy-care outdoor area.

The home offers four generously sized rooms, including a flexible fourth room that can be configured as a bedroom, media room depending on your lifestyle needs. The master suite is a standout, featuring a walk-in wardrobe and a sleek ensuite with double vanity, oversized shower, and toilet. Two bedrooms are fitted with additional built-in robes, while the family bathroom offers a separate bath, shower, and a conveniently placed toilet adjacent to the laundry.

Comfort is guaranteed all year round with a powerful Daikin ducted air-conditioning system and ceiling fans throughout. A 6.6kW solar system with a premium Fronius inverter adds energy efficiency, while Crim Safe windows provide added security. Large-format tiled flooring throughout the main living and bedroom zones ensures durability and low maintenance for busy households.

Property Features: 4-bedroom, 2-bathroom home with enclosed patio, solar, ducted air, Crim Safe, and a prime Pallara Stockland Estate location just 19km from Brisbane CBD.

- 4 bedrooms, including a versatile 4th bedroom/media room.
- Master bedroom with walk-in robe and private ensuite featuring with double vanity.
- Spacious open plan living and dining area with seamless flow to enclosed patio.
- Enclosed former patio providing additional indoor living or entertaining space.
- Modern kitchen with gas cooktop, oven, walk-in pantry
- Family bathroom with separate bathtub, shower, and private toilet
- 6.6kW solar system
- 12.5kW Daikin ducted air-conditioning plus ceiling fans throughout
- Crim Safe security windows for added peace of mind.
- Durable, low-maintenance tiled flooring throughout
- Easy-care backyard .
- Double garage with internal access
- Only 19km from Brisbane CBD
- Just a 2-minute walk to a local park

The location here is very handy, just minutes' walk to Pallara Village & Childcare, Brookbent Park and Dog Park, Pallara Central Park. Minutes' drive to Pallara State School, Inala Plaza Shopping Centre, Forest Lake Shopping Centre, Calamvale Shopping Centre, Calamvale Marketplace, Calamvale Central Shopping Centre, Sunnybank Hills Shopping town, The Forest Lake and Lakes Parklands and easy access to M2 Logan/Gateway Motorway, M7 Ipswich Motorway and just 19km south of the Brisbane CBD.

Buying | Selling | Renting Contact your Pallara & Heathwood #1 Resident Agent & Suburb Specialist, Mayank Patel today for all your property needs on 0430402866

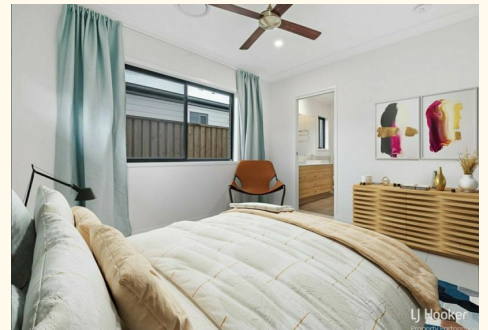
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Disclaimer: The information presented in this advertisement has been diligently prepared to ensure its accuracy and truthfulness. However, we bear no responsibility and hereby disclaim all liability for errors, inaccuracies, misstatements that may be found within. We strongly advise potential purchasers to conduct their own thorough assessments and financial investigations to independently verify the information provided herein. We have also used virtual grass on the photos.

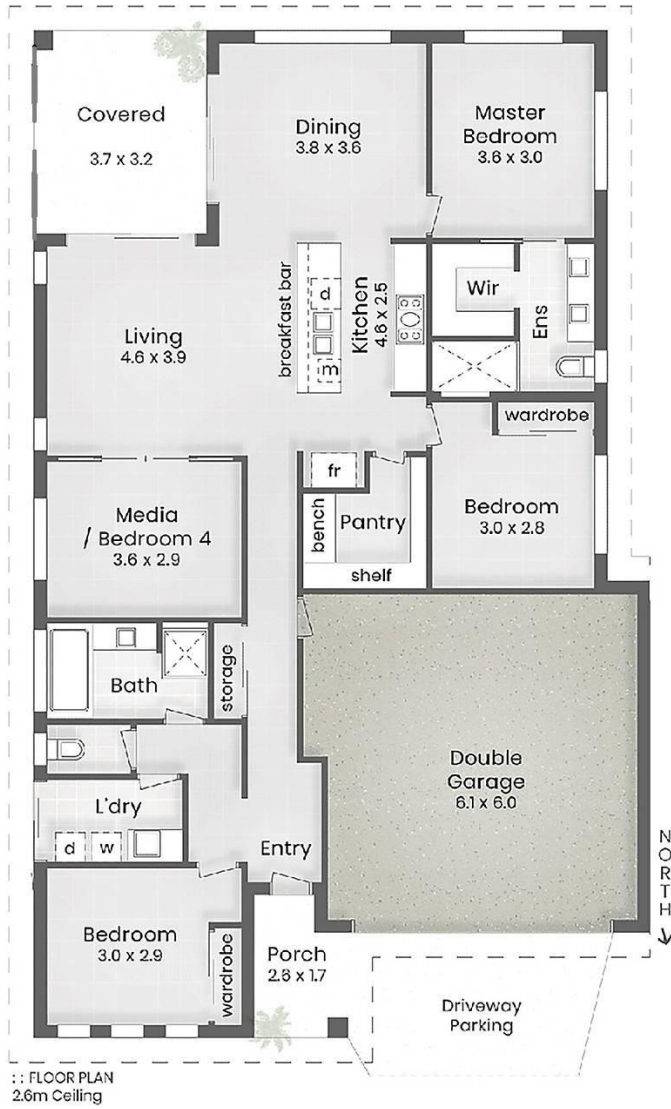
## MORE DETAILS

Property ID EPJ23  
Property Type House  
Land Area 313 m2  
Including Ensuite  
Air Conditioning  
Ducted Cooling  
Ducted Heating  
Deck  
Dishwasher  
Outdoor Entertaining  
Built-in-Robes  
Secure Parking  
Fully Fenced  
Remote Garage  
Solar Panels  
Close to Schools  
Close to Shops  
Close to Transport  
Openable Windows  
Prestige Homes

**LJ Hooker Property Partners - Forest Lake (07) 3372 0400**  
Shop H, 255 Forest Lake Boulevard, FOREST LAKE QLD 4078  
11834 |

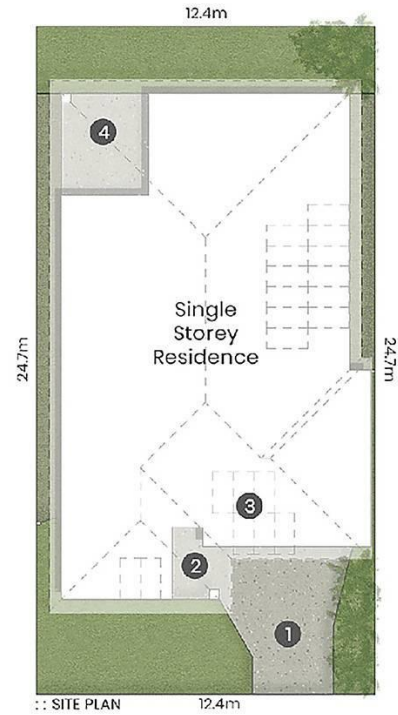


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**SITE PLAN LEGEND**

1. Driveway Parking
2. Entry Porch
3. PV Solar Panels
4. Covered Patio



HALL STREET