

Pallara, 32 Koel Street

SOLD BY SERGIO CHEN & KEVIN AHN

In a serene street surrounded by other contemporary new builds, this stunning two-storey residence bears all the hallmarks of high-quality and premium comfort for which the Coral Homes brand is renowned and illustrates perfectly why Stocklands Estate is such a sought-after area for first-home buyers and downsizers.

Quick overview:

- Impressive street presence with a modern, mixed material facade of brick, render & cladding surrounded by beautiful native gardens
- Light-filled combined living and dining with vinyl plank flooring & A/C - opening to a fan-cooled covered rear patio overlooking a fully fenced, grassy yard
- Designer kitchen with stone benches, island dining bar, glass splashback to a walled garden, electric mod cons, big walk-in pantry, and double-door fridge recess
- Five fan-cooled bedrooms - master with A/C, WIR, and luxe ensuite with floating twin



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vanity

- Short walk to parks, childcare, and the future Pallara Shopping Village from an easy-care block

This gorgeous 5-bedroom abode not only looks divine, but it enjoys a prime position along one of this estate's most peaceful and well-connected thoroughfares.

- 300 m to Pallara Childcare
- 400 m to Pallara Central Park
- 500 m to the new Pallara Shopping Village - set for completion in 2025
- 650 m to Pallara Park and Playground
- 3.8 km to Pallara State School
- 5.3 km to Glenala State High School
- 5.5 km to Logan Motorway (M2) access
- 6.1 km to Algester Asia Market
- 6.5 km to Sunnybank Hills Shoppingtown
- 6.6 km to Forest Lake Shopping Centre

On arrival, all eyes will be immediately drawn to the stylish exterior of this striking new home. The mix of brick, cladding and render is a perfect combination and can be enjoyed fully from the street thanks to a low-upkeep yet beautiful native front garden. A wide driveway rises gently to a remote-entry double garage which has been fully tiled for added versatility.

Inside, honey-toned vinyl plank floors span a high-ceilinged and largely open-plan lower level, the hub of which is the combined kitchen, living and dining area at the rear. Air-conditioned and fan-cooled, and with the option to capture insect-free breezes through two sets of screened sliders onto the covered entertaining patio, this will be the go-to gathering space for the family and when friends come round - every day of the year!

The kitchen is a stunner and so functional too with its big walk-in pantry and recess for a side-by-side fridge/freezer. Two chic pendant lights hover above an island dining bar that can easily fit three stools for casual meals and coffee catchups, houses hidden powerpoints for charging phones/iPads, and a dual sink with gooseneck tapware. The stone benchtops and cabinetry are all sleek and white with no handles on the upper joinery. While cooking up a storm at the big electric cooktop or under-bench oven, the cook can take in calming views of a green wall running the length of the window-style splashback which happens to be the sweet-smelling jasmine found throughout the backyard.

Upstairs, there's an air-conditioned plush carpeted second living area at the top of the landing - a perfect spot for the kids to hang out when adults are entertaining below. The property consists of large Mitsubishi heavy duty A/C throughout to provide controlled living environments throughout all 4 seasons. The chic plantation shutters in here are echoed in several other areas including bathrooms and the showstopping master retreat.

One of five bedrooms in all, four being on the carpeted upper level and one below with vinyl plank floors and access to the downstairs bathroom, the master overlooks the street through luxe curtains and plantation shutters and has a walk-in robe and elegantly tiled ensuite with a massive shower enclosure and twin over-counter circular basins within a



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floating vanity. The other two bathrooms, one up with a divine bathtub and another down, are equally lush.

With nothing to do but move into this beautiful abode, and little landscaping maintenance to contend with once you do, this home is all about enjoying the best of life with your family and friends in an exciting and evolving pocket of the southside. Call Team Kevin Ahn today and equip yourself with all you need to know before auction day!

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Sunday & Summer Property Specialists Pty Ltd with Sunnybank Districts P/L T/A LJ
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More About this Property

Property ID	B20HF4R
Property Type	House
Land Area	313 m ²
Including	Ducted Heating

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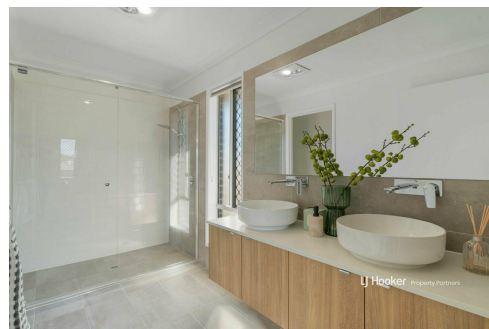
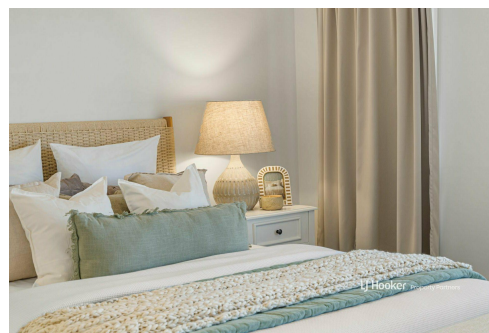
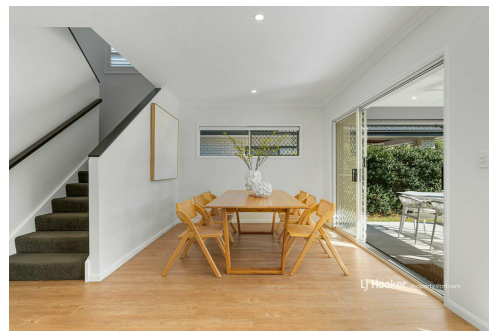
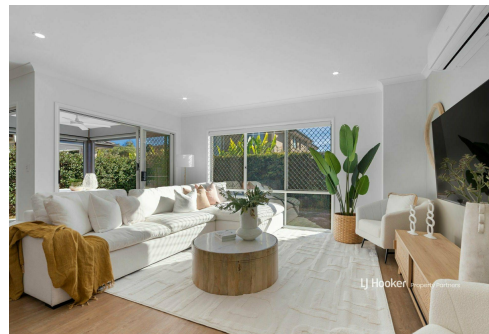
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