



36 Bellerive Street, Pallara

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

UNDER CONTRACT 22/12/2025

Welcome to this beautifully designed, modern family home located across the road from peaceful designated green space that won't be built out. The home combines comfort, functionality, and style across two spacious levels.

As you step inside, you're greeted by a spacious open plan living and dining area that flows effortlessly into the contemporary kitchen, creating a seamless hub for everyday living and entertaining. This beautifully connected space is kept comfortable year-round with a split air conditioner and ceiling fan, while the kitchen impresses with its glass flashback window, ample storage, and smart, functional layout ideal for the passionate home cook.

Upstairs, you'll find four generous bedrooms, each fitted with its own wardrobe, master bedroom that serves as a true sanctuary with a private ensuite, spacious walk-in robe, and its own split air conditioner. Second upstairs living area, perfect for family relaxation or a dedicated kids' zone, all enhanced by soft carpet flooring that extends throughout the upper level. Second bathroom is well-appointed, featuring a bathtub, perfect for unwinding after a long day.

4  2  2 

FOR SALE
SOLD BY MAYANK PATEL

AGENCY

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

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**

Downstairs, you'll find a well-positioned laundry designed for everyday convenience, along with a stylish powder room that adds practicality for guests. Additional linen storage provides extra space for household essentials, while a cleverly utilised under-stair storage area offers the perfect spot for keeping items neatly tucked away and the home beautifully organised.

The home also features a fantastic outdoor entertainment area and a nice, spacious backyard, perfect for family gatherings, playtime, or simply relaxing outdoors. Front view over the trees and park.

Property Features: 4 bedrooms, 2.5 bathrooms, multiple living areas, open plan Living and dining, modern kitchen, split air conditioning, ceiling fans.

- Master bedroom with ensuite, walk-in robe, and split air conditioning
- 3 additional bedrooms with built-in robes
- Second bathroom with bathtub
- Powder room for guest convenience
- Multiple living areas, including upstairs second living/family retreat
- Spacious open plan living and dining area
- Contemporary kitchen with glass flashback window, ample storage, and functional layout
- Separate Laundry conveniently located downstairs
- Linen storage and under-stair storage for practical organization
- Split air conditioning in living room and master bedroom
- Ceiling fans throughout for additional comfort
- Tiled flooring in living, dining, kitchen, and wet areas
- Carpeted flooring upstairs and on stairs for warmth and comfort
- Walk to across the road Van Deiren park.
- Brisbane city council rate notice approx. \$420 per quarter.

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Disclaimer: This property is being sold without a price; the website may have filtered the property into a price bracket for website functionality purposes. Contact Mayank Patel on 0430402866 today for your exclusive tour.

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

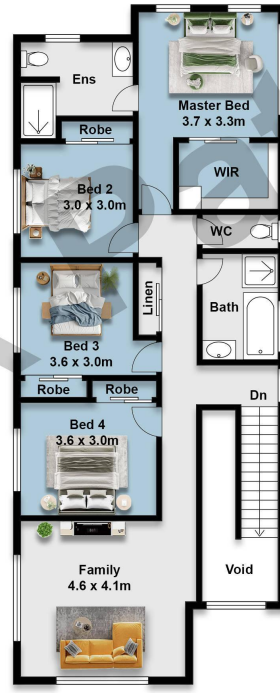
Property ID HKJ23
Property Type House
Land Area 299 m2
Including Ensuite
Air Conditioning
Dishwasher
Outdoor Entertaining
Built-in-Robes
Secure Parking
Fully Fenced
Remote Garage
Car Parking - Surface
Close to Schools
Close to Shops
Close to Transport
Openable Windows

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





Ground Floor

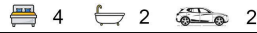


First Floor

This floor plan is not to scale. Areas and dimensions are approximate and therefore floor plan should only be used for illustrative purposes. Plants and furnitures are decorative only.

Approximate Total Building Size : 245 sqm

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