



64 Marcus Drive, Regents Park

## Contemporary Prestige on a Grand Scale for an Entertainer's Dream

Perfectly positioned on a standout block in one of Regents Park's most tightly held, prestigious pockets, this high-quality, two-storey residence blends contemporary design with ultimate family functionality. Boasting a commanding street presence, a masterfully designed chef's kitchen, multiple separate living spaces, and an exceptional all-seasons sunroom, this is a home that delivers both everyday luxury and grand-scale entertaining in equal measure.

### Highlights:

- High-quality home prominently positioned within an exclusive, tightly held neighbourhood
- Central showpiece kitchen boasting stone counters, gas cooking, an oversized island, and a separate butler's pantry; Multiple living areas including media room
- Oversized upper-level sanctuary with four bedrooms, all with indulgent walk-in robes; master with private ensuite
- Massive, fully glass-enclosed luxury sunroom for all-weather, year-round entertaining; Low-maintenance courtyard framed by private timber fencing

4 2 2

### FOR SALE

For Sale

### VIEW

Sat 6th Jun @ 11:00AM - 11:30AM

### AGENTS

Emily Xiong  
0401 056 588  
emilyxiong@ljhpp.com.au

### AGENCY

LJ Hooker Property Partners  
07 3344 0288

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

- Moments from Grand Plaza retail, local cafes, pristine parklands, and major highway networks

From the moment you cross the threshold, a sense of space and sophisticated warmth takes over. A series of expansive windows are strategically placed throughout the home, drawing in leafy green outlooks and bathing both levels in gorgeous sunshine.

Acting as the social anchor of the lower level, the stunning kitchen is bound to be the centre of your daily life. Designed to impress the most discerning home chef, it features striking stone benchtops, a generous central island bench, a premium gas cooktop, and a double-door fridge cavity. Tucked neatly away is a full butler's pantry, which cleverly keeps meal preparation out of sight when hosting friends in the adjacent open living and dining area.

A dedicated home office sits right by the entrance, providing a quiet, professional environment perfect for remote work. Just beside, a secluded media room equipped with sliding doors offers a cozy, environment for family movie nights and weekend relaxation.

The upper level is dedicated entirely to rest and rejuvenation. A spacious central rumpus room provides a wonderful breakout area for children or teens to game and relax away from the main living zones downstairs. The master suite is a palatial sanctuary for parents, complete with its own private ensuite and a walk-in wardrobe layout. The other three rooms each enjoy their own walk-in robes, serviced by a modern family bathroom.

Vast sliding glass doors completely dissolve the boundaries between the main internal living hub and this outdoor oasis. Rather than a standard patio, this is a sweeping, fully enclosed glass sanctuary featuring premium wrap-around glazing that showcases stunning sunset vistas while keeping you fully protected from the elements. Beyond the pavilion lies a massive wrap-around concrete courtyard that provides a grand sense of openness and low-maintenance luxury. Fully secure and framed by private timber fencing, it offers a magnificent multi-zone entertaining space that easily accommodates gatherings of any size.

The lifestyle on offer here is defined by ultimate convenience. Families will love the close proximity to exceptional local schools, while weekend leisure is sorted with local playgrounds, walking tracks, and fitness trails just a short stroll away. Retail therapy and daily essentials are highly accessible, with Grand Plaza Shopping Centre, local supermarkets, and cafes only minutes down the road. Plus, with immediate access to the Logan, Mount Lindesay, and Gateway Motorways, commuting across Brisbane or down to the coast is completely effortless.

Offering an unmatched combination of scale, position, and everyday practicality, contact Emily Xiong today for more information.

All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided and interested parties must solely rely on their own enquiries.

Asia-Pacific Group (Australia) Pty Ltd with Sunnybank Districts P/L  
T/A LJ Hooker Property Partners  
ABN 39 831 978 227 / 21 107 068 020

## MORE DETAILS

Property ID B4TUF4R  
Property Type House  
Land Area 600 m2  
Including Air Conditioning  
Toilets (1)  
Dishwasher  
Outdoor Entertaining  
Built-in-Robes  
Secure Parking  
Fully Fenced  
Remote Garage  
Solar Panels

**Emily Xiong 0401 056 588**

Agent/Independent Contractor | [emilyxiong@ljhpp.com.au](mailto:emilyxiong@ljhpp.com.au)

**LJ Hooker Property Partners 07 3344 0288**

25 Pinelands Road, SUNNYBANK HILLS QLD 4109  
[propertypartners.ljhooker.com.au](http://propertypartners.ljhooker.com.au) | [sunnybankhills@ljhpp.com.au](mailto:sunnybankhills@ljhpp.com.au)



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.



- 1. Driveway Parking
- 2. Entry Gate | 3. Entry Porch
- 4. Side Access Gate | 5. Water Tank
- 6. Hills Hoist | 7. Enclosed Alfresco
- 8. Covered Patio | 9. PV Solar Panels
- 10. Additional Secure Parking

64 Marcus Drive Regents Park

Internal 311m<sup>2</sup> | Enclosed Alfresco 52m<sup>2</sup> | Patio & Porch 18m<sup>2</sup>



- 600m<sup>2</sup> Land Size
- 4 Bed + Media + Office
- 2 Car + Off-Street
- 2 Bath + Powder

Total 381m<sup>2</sup>

Emily Xiong 0401 056 588

DISCLAIMER: This is not a legal document therefore all measurements and information provided is subject to survey. No permission is given to use or alter this Floor Plan without the consent of FloorScape. The overall presentation style, layout, imagery, fonts, background, colours and terminology has been originally created by FloorScape & is subject to strict copyright. No ownership is taken of building design. Find out more at floorscape.au

