






6 Carramar Place, Roma

## Tri-Storey Residence in Prestigious Location

Presenting a distinguished residence of remarkable character, this tri-storey home stands as a testament to the craftsmanship of one of Roma's most respected local builders. Constructed in the 1950s with enduring solidity, this three-bedroom, two-bathroom property occupies a peaceful cul-de-sac within the bowls club district, where covenanted surroundings ensure lasting neighbourhood appeal.

From the moment you step inside, the architectural grandeur commands attention. Soaring vaulted ceilings with exposed beams create an extraordinary sense of volume, while expansive floor-to-ceiling windows bathe the interiors in natural light. The open-plan living space is nothing short of captivating, with warm timber features—including parquet flooring and vertical wood panelling—delivering charm and character that modern builds simply cannot replicate. Neutral tones complement these heritage elements beautifully, striking a refined balance between classic and contemporary.

The thoughtfully executed split-level design establishes defined zones for living and dining. It is the kind of home that rewards exploration, with each level revealing new dimensions and delightful surprises.

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### FOR SALE

Please Call

### AGENTS

Melanie O'Brien  
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### AGENCY

LJ Hooker Roma  
(07) 4622 1222

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All three bedrooms are equipped with air conditioning and built-in wardrobes, ensuring comfort and practicality for every member of the household. The main modern bathroom offers sleek tiles and large walk in shower, while a second bathroom on the ground floor offers excellent accessibility when your venturing in the rear yard.

Climate comfort extends throughout the home with air conditioning and a built-in heater, ensuring year-round liveability regardless of the Maranoa region's seasonal variations. Large sliding doors provide seamless indoor-outdoor connectivity, inviting you to enjoy the surrounding grounds with ease.

At the rear of the property, two garages offer secure and private vehicle accommodation, accessed discreetly away from the street frontage. The proximity to the Roma Bowls Club adds a wonderful community dimension, placing social and recreational activities within a leisurely stroll.

Properties of this calibre and architectural beauty rarely become available. We encourage genuine buyers to arrange a private inspection and experience this exceptional residence first-hand. Call Melanie O'Brien on 0458 221 222 to arrange your private inspection.

## MORE DETAILS

Property ID	C1DHG2
Property Type	House
Land Area	979 m2
Including	Toilets (2)

**Melanie O'Brien 0458 221 222**

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