



211-213 Avalon Road, Sheldon

A Sanctuary of Space and Sophistication

Every detail of this estate has been designed to elevate your daily experience, blending the tranquility of nature with the convenience of modern technology.

Full 1-hectare land parcel provides an expansive private sanctuary with unlimited room for children to play, pets to roam, and the ultimate sense of seclusion.

Grand timber-decked front verandah which creates bold first impression and provides a sophisticated outdoor gallery for morning coffees or twilight relaxation.

Massive open-plan kitchen, living, and dining area creates a grand central hub that effortlessly accommodates large family gatherings and sophisticated entertaining.

The stylish kitchen offers stone benchtops, a dishwasher, and space for a plumbed double-door fridge, delivering a modern and practical cooking space.

Designer Butler's pantry with second dishwasher and oven which

4 3 2

FOR SALE

Offers over \$1,990,000

AGENTS

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Interested parties must rely solely on their own enquiries.



allows for seamless meal preparation and keeps the main kitchen clutter-free during high-end catering events.

Offering four generously sized bedrooms, two private ensuites, and a spacious main bathroom featuring a large double vanity and an oversized shower ensuring privacy for everyone and plenty of room to accommodate guests.

Pebblecrete salt-water pool with solar heating which offers a luxurious, temperature-controlled swimming experience throughout the year with minimal environmental impact.

Comprehensive ducted air-conditioning throughout the home which guarantees the perfect indoor climate across every room, regardless of the outdoor weather.

Solar panel system harnessing the Queensland sun to provide significant energy savings and a sustainable lifestyle.

Private on-site dam enhancing the rural charm of the property while providing a reliable water source for the lush surrounding grounds.

The property is exceptionally well-placed for families, falling within several reputable school catchments and located near one of the region's top independent colleges Sheldon College.

Sheldon is renowned for its acreage charm, peaceful streets, and premium lifestyle appeal. Here, you enjoy the tranquility of semi-rural living without sacrificing convenience - quality schools, shopping, and major transport links are all within easy reach.

MORE DETAILS

Property ID	1XEDGRF
Property Type	House
Land Area	1 hectare

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211-213 AVALON ROAD, SHELDON



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297 m²
Internal

121 m²
External

418 m²
Total

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.