



Stafford Heights, 94 Moree Street

EXECUTIVE FAMILY HOME IN THE PADUA PRECINCT!

Have you been searching for a home with enough space to fit the whole family without having to go through the building process? Then look no further than this stunning 2 year old, 5 bedroom family home in the sought after Padua Precinct.

This executive family home with 2.7m metre ceilings throughout, sits over an expansive yet low maintenance 607sqm block opposite Broula Park, giving you all the space you could need.

The ground floor of the home offers an open plan concept, encompassing kitchen and butlers pantry, living and dining area which flows seamlessly to the covered deck. All designed to encapsulate the very best of Southeast Queensland's indoor / outdoor lifestyle. Taking centre stage in the back garden is the sparkling pool with adjoining entertaining area, the perfect spot to relax and



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For Sale

OFFERS OVER \$1,795,000

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ljhooker.com.au/1A87F4N

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watch the kids. Also on this level there is a home office or media room, powder room and a large ensuite guest bedroom with walk in robe. The home has been built to accommodate the whole family while keeping lifestyle and flexibility in mind.

Walking upstairs you are greeted by a huge rumpus area that makes for a perfect teenager's retreat. On the second level there are three additional bedrooms all with walk in robes and a perfectly positioned family bathroom. The spacious master suite also includes a walk-in robe and an oversize ensuite. Benefiting from a north-south aspect with uninterrupted views from the main bedroom, you will always have a sense of privacy and space that is hard to find in an inner-city location.

Notable features of the home include.

- * Sparkling pool adjoining alfresco entertaining space
- * Beautifully landscaped designed gardens, built-in garden lights & watering system in place
- * Open plan concept, ideal for families and those looking to entertain
- * Five bedrooms, all with walk-in robes
- * Main bedroom with ensuite on upper level
- * Guest bedroom with ensuite on ground level
- * Study, Media room or 6th bedroom at the front of the home
- * Powder rooms on both floors
- * Remote, double lock-up garage
- * Ducted & zoned air-conditioning throughout
- * Secure gated entrance with intercom to the house

Residents of this tightly held blue-chip pocket love the ease of being close to the tunnel linking you to the airport, Gold Coast or Western Suburbs. Take a short walk or bike ride around the tree lined suburb to the several cafes and local shops including Cole's Kedron, only moments away.

Located only 8km from the CBD, living here you can easily walk to St Anthony's primary school, Mt Alvernia or Padua College. Within a short drive you also have access to buses traveling to several of the other closely located Private Schools.

Homes finished and ready to move into, at such an elevated standard, are in high demand. Don't let this be the one you missed, contact Lucy West or Adam Stefan to obtain further information.



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More About this Property

Property ID 1A87F4N

Property Type House

House Size 416 m²

Land Area 607 m²

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FLOOR AREA SIZES
 Internal 305m² | External 75m²
 Garage 36m²
TOTAL 416m²

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