



160 Hellowell Road, Sunnybank Hills

SOLD BY ZORA LIU, ALAN GU & LEAH LI

Sporting new paint inside and out, its gleaming white facade popping against a dark roof with a healthy bank of solar panels, this property grabs you from the get-go then keeps delivering with an expansive layout comprising 5 timber floored bedrooms, 3 living spaces, 2 kitchen set-ups and a heated pool.

Highlights:

- Master bedroom with a WIR & ensuite with corner spa bath, shower + twin vanity
- 4 more beds, 2 with ensuites + a 4th bathroom & laundry
- Formal lounge with bay windows to street, marble fireplace + side kitchenette/laundry
- Central living area with another fireplace, currently connecting with one of the bedrooms
- Big, combined kitchen/meals/family room with a wet bar, triple garage + off-street parking

Yes, this place is large and its unique layout opens the door to accommodating different household needs including running a home business or accommodating live-in extended family members. That said, with a block this size, you might opt to explore sub-division potential (STCA).

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.

5 4 6

FOR SALE
UNDER CONTRACT BY ALAN&ZORA
TEAM

AGENTS

Alan Gu
0430 376 232
alangu@ljhsbh.com.au

Leah Li
0466 999 258
leahli@ljhpp.com.au

AGENCY

LJ Hooker Property Partners
07 3344 0288

LJ Hooker

If it's a home business base you seek, you could use the front lounge as an operational space and customer trading point. There's convenient access right off the entry foyer, a well-appointed kitchenette, abundant off-street parking - in addition to the secure triple garage - and the high-profile frontage onto Hellowell Road.

The entry passage runs past this lounge area, a series of full height glass sliders opening one side to a beautifully paved courtyard overlooking the brick framed pool, and several bi-fold doors opposite accessing 2 bedrooms, one currently extending into a central living area with a fireplace (there's a second one in the lounge!).

The passage leads into a large, combined meals area and family room with a ready-for-cocktails wet bar at one end and a spacious modern kitchen at the other. Fully tiled, this area will be a focal point in this home - the kitchen geared up for prepping big feasts with a huge WIP, granite countertops, gas cooker, Robam rangehood and dishwasher - with meals easily enjoyed inside or by the pool under the covered patio.

The back wing of the property houses a lovely new laundry with the washer integrated in the custom cabinetry, 3 more bedrooms, one with a new ensuite to itself, plus a shared main bathroom and multiple storage closets.

The cherries on top include 6-zone ducted heating and cooling, an all-of-house vacuum system, 2.7m ceilings throughout, 2 hot water systems (electric and solar), 2 x 3000L water tanks, and a prime location in the heart of Sunnybank Hills.

Here, you're halfway between Pinelands Plaza and Sunnybank Hills Shoppingtown, both a 3-minute drive or hail a bus over the road and around the corner to get to either, or further to Sunnybank Plaza/Market Square and on into town. There's a medical centre nearby, parks in all directions and kids can walk to Sunnybank Hills State School and be at Sunnybank State High in 15 minutes by bus!

There's much to explore and consider here, so inspect for yourself and do it soon.

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The Liu Pty Ltd with Sunnybank Districts P/L T/A LJ Hooker Property Partners
ABN 60 625 175 849 / 21 107 068 020

MORE DETAILS

Property ID B388F4R
Property Type House
Land Area 1152 m2
Including Air Conditioning
Ducted Cooling
Ducted Heating
Toilets (4)
Pool
Dishwasher
Outdoor Entertaining
Floorboards
Built-in-Robes
Remote Garage
Water Tank

Alan Gu 0430 376 232

Agent with Zora Liu | alangu@ljhsbh.com.au

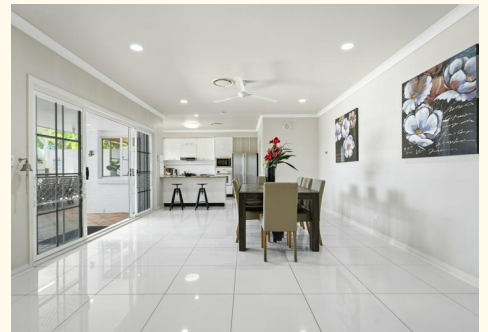
Leah Li 0466 999 258

Sales Associate to Alan Gu | leahli@ljhpp.com.au

LJ Hooker Property Partners 07 3344 0288

25 Pinelands Road, SUNNYBANK HILLS QLD 4109

propertypartners.ljhooker.com.au | sunnybankhills@ljhpp.com.au





5 4 3 430sqm 1152sqm



Scale in meters. Indicative only. Dimensions are approximate.
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