

Sunnybank, 4 Everest Street

SOLD BY GARY LIU & MILLY YANG

Get your skates on for this one crew! Barely a 2-minute meander to Banoon train station for traffic-free travel to the city or coast, this 2-storey family residence not only looks incredible after having its facade refreshed, but boasts up to 5 bedrooms, generous social spaces, and a play-friendly yard.

Highlights:

- Split system A/C's in the tiled living/dining area + master bed, fans in all main rooms
- Modern kitchen with stone benches, stainless steel dishwasher, 900mm oven/cooker
- Separate downstairs media lounge (or 5th bed), dedicated laundry, secure double garage
- Covered alfresco patio overlooking a grassy fenced yard with an idyllic north aspect
- 5-min drive to Sunnybank Plaza, Market Square, Sunny Park Shopping Centre

The addition of a section of sleek render across this rejuvenated facade provides a



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For Sale
Please Call

View
ljhooker.com.au/B24YF4R

Contact
Gary Liu
0450 996 993
garyliu@ljhpp.com.au
Milly Yang
0406 226 898
millyyang@ljhsbh.com.au

LJ Hooker Property Partners
07 3344 0288

contemporary touch that balances perfectly against the home's original brickwork. The front lawns are lush, with a leafy garden bed screening the main entrance, and a quality drive up to the double garage providing additional off-street parking.

Large format floor tiles span the light-filled lower level where ceilings run to 2.6m. The star attraction is the open-plan kitchen/living/dining area at the rear. Set up for all-season comfort, this spacious gathering hub has its own A/C, a couple of ceiling fans, and can capture welcome breezes by opening any of its multiple screened windows or the slider to the covered entertaining patio.

A gleaming statement stainless steel rangehood is the first feature to catch your eye in the contemporary kitchen. It hovers over a large 900mm electric cooker/oven, with chic subway tile splashbacks running between the stone benchtops and reams of overhead storage to match the generous offering below. There's a dining bar for as many as 6 stools and a walk-in corner pantry.

Downstairs also houses a separate media room (or the 5th bedroom - if you need it), a standalone laundry, a handy powder room, and a valuable understairs storage closet.

The upper level is all about respite. Four carpeted bedrooms, as well as a main bathroom with a shower, tub and separate toilet, branch off a central passageway. Three beds have built-in robes and all have fans, the rear master luxed up with A/C, a big walk-in robe, and an ensuite with a shower.

North-facing to capture Queensland's best weather, the backyard is a child and pet-friendly space with cushioned lawns embracing the entertaining patio and fences providing total privacy. There's a clothesline ready to go, a garden shed for the mower, and a water tank to save you dollars!

The easy walk to Banoon train station will be super handy if the kids are schooling privately or going to uni in or around town, but for local education, it's only a 10-minute stroll to Sunnybank State School and a 3-minute drive to Sunnybank State High. This address also places you in top proximity to jumping on the M3 or M1, and it's only 10 minutes by car to Westfield Mt Gravatt.

There's much to fall in love with here, come see for yourself.

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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



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More About this Property

Property ID	B24YF4R
Property Type	House
Land Area	425 m ²
Including	Ensuite Air Conditioning Toilets (3) Dishwasher Built-in-Robes Fully Fenced Remote Garage Water Tank

Gary Liu 0450 996 993

Agent with Zora Liu | garyliu@ljhpp.com.au

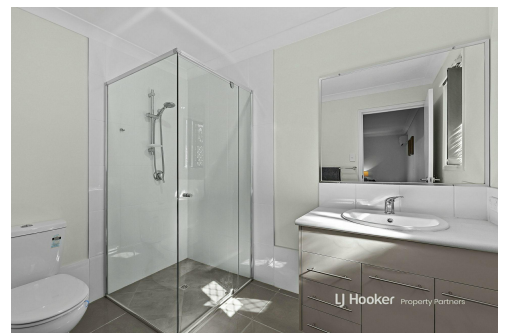
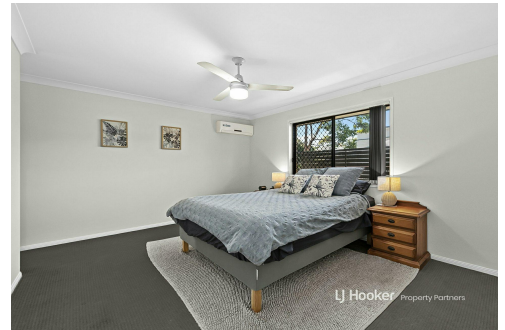
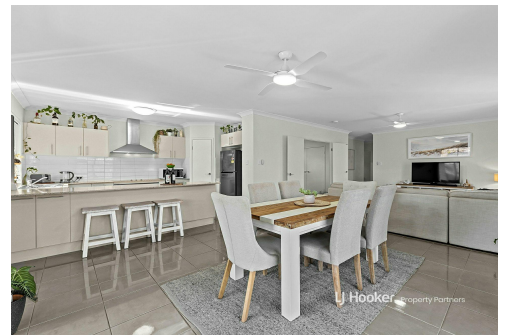
Milly Yang 0406 226 898

Agent to Gary Liu | millyyang@ljhsbh.com.au

LJ Hooker Property Partners 07 3344 0288

25 Pinelands Road, SUNNYBANK HILLS QLD 4109

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



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