







27 Jempal Court, Tanah Merah

Quiet Cul-de-sac - Massive Entertainment Area — Opportunity to Make it Your Own

If you're seeking a well-maintained home with two bathrooms, low maintenance yard in a quiet cul-de-sac and to be in before Christmas, then look no further.

Offering new air-conditioning, new fencing, new retaining walls, partially painted inside, new range hood, new hot water system and updated main bathroom, just to name a few of the updates.

The 857m2 block is nestled at the end of a cul-de-sac and offers double gate side access so you can bring your trailer through and park it securely behind gates, a garden shed and water tank with taps connected. The children will love playing in the generous flat back yard equipped with a gorgeous cubby house and swing set.

The covered entertainment area will please those who enjoy entertaining with a space large enough to host both an outdoor dining table and casual lounge setting.

Tanah Merah is an ideal family hot spot due to its affordability and

3 2 2

FOR SALE
Contact Agent

VIEW
Sat 21st Nov @ 2:00PM - 2:30PM

AGENTS

Melinda Lee-Ball
0415 520 748
melinda.leeball@ljhooker.com.au

Luisa Sargent
0439 599 080
luisa.sargent@ljhooker.com.au

AGENCY

LJ Hooker Shailer Park
(07) 3102 0829

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.

brilliant infrastructure. A short stroll to bus service, local shops, restaurants, Tansey Park, Tansey Park Sports Club, walking tracks and markets. Only minutes to the Hyperdome Shopping Centre, direct access to the M1 and Logan Motorway. Centrally located between the Gold Coast and Brisbane CBD.

As you enter there is an air-conditioned open plan lounge and dining room. The dining room connects seamlessly to the entertainment area. The well-appointed kitchen is a generous size, has a new Bosch dishwasher, new range hood, new wall oven, double pantry, microwave shelf, and lots of bench space and cupboards.

Three generous bedrooms all with mirrored built-ins, including the air-conditioned master bedroom with a neat and tidy ensuite. The main bathroom has been tastefully renovated with a new vanity, a separate bathtub and shower. A separate toilet.

A spacious internal laundry. A double linen cupboard down the hallway. The double remote lock up garage provides secure parking with sliding door access to the entertainment area. There is a substantial front yard for parking a caravan or boat, where you can easily fence the front yard off for additional security.

With its open floor plan, impressive outdoor spaces, and outstanding transport convenience, this home offers the room families need today and the versatility to adapt for years to come.

Contact Melinda Lee-Ball or Luisa Sargent for additional information. We look forward to welcoming you at our open home!

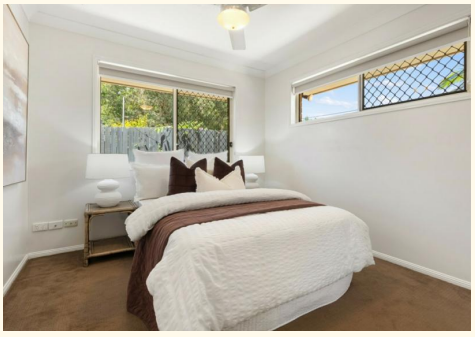
Disclaimer: All information provided has been prepared with care and is believed to be accurate; however, prospective purchasers should make their own enquiries and obtain independent advice. Room uses and any potential for dual or extended-family occupancy are subject to relevant approvals. Distances and travel times are approximate.











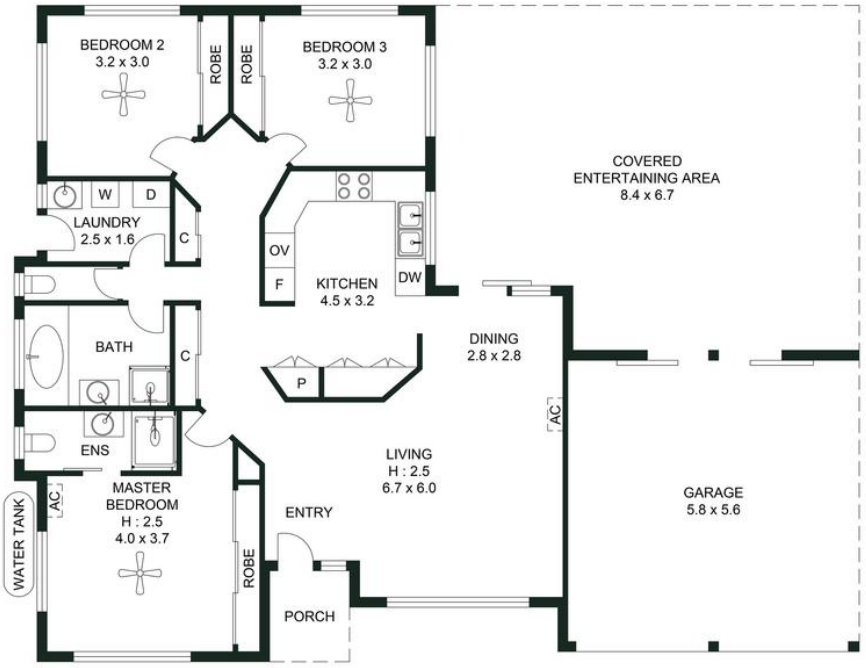
MORE DETAILS

Property ID	6JEHVG
Property Type	House
Land Area	857 m2
Including	Air Conditioning
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage

Melinda Lee-Ball 0415 520 748
Licensed Real Estate Agent | melinda.leeball@ljhooker.com.au
Luisa Sargent 0439 599 080
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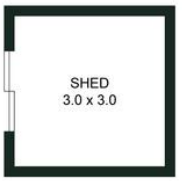
LJ Hooker Shailer Park (07) 3102 0829
2/3 Mandew Street, SHAILER PARK QLD 4128
shailerpark.ljhooker.com.au | shailerpark@ljhooker.com.au

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(NOT IN POSITION)



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Plans should not be relied on. Interested parties should make and rely on their own enquiries.
The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position.



APPROXIMATE AREAS	
Internal Area	109 sqm
External Area	95 sqm
Total Area	204 sqm

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