

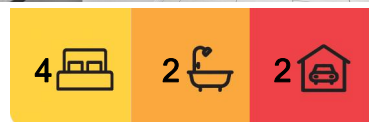
## Thornlands, 1 Jenmar Court

**SOLD BY JAMES AND GRAEME CARMICHAEL + MING BODY**

This beautifully updated 4-bedroom, 2-bathroom, 2-car home sits on a generous corner 691m<sup>2</sup> block in a sought-after pocket of Thornlands. Perfect for families, downsizers, or investors, this home offers modern living, low-maintenance upgrades, and a fantastic location close to schools, shops, parks, and transport.

### Key Features:

- \*Freshly painted inside and out with a stylish, modern colour palette.
- \*Enclosed alfresco area, ideal for entertaining in any season
- \*Refreshed roof and gutters, enhancing the home's street appeal and durability.
- \*New roller blinds, offering both privacy and contemporary style.
- \*Fully landscaped yard with low-maintenance artificial grass, perfect for families and pets
- \*Modernized kitchen, featuring updated fittings and high-quality finishes.



**For Sale**  
UNDER CONTRACT

**View**  
[ljhooker.com.au/BT2NF2S](http://ljhooker.com.au/BT2NF2S)

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**(07) 3286 2500**

- \*Renovated bathrooms, showcasing sleek, contemporary fixtures.
- \*Brand new carpets and flooring, adding warmth and comfort throughout the home.

### Why Thornlands?

- Family-friendly —Close to schools, parks & sporting groups
- Coastal lifestyle —Near the coastline with bay views in some areas
- Modern amenities —Shopping, dining & cinemas nearby
- Growing infrastructure —Ongoing improvements in the area
- Strong community —High owner-occupier rate
- Great connectivity —Easy access to Brisbane, Gold Coast & major motorways
- Parks & recreation —Close to William Stewart Park (skate park), Crystal Waters Park (lakes & playgrounds), and Pinklands Recreation Reserve (bushland retreat).

A stylish, move-in-ready home in a prime location! Contact us today to arrange a viewing.

### Additional Information:

- \* Owner Occupied
- \* Rental Appraisal: \$850-\$900 per week
- \* Rates: Approx. \$1,172 per quarter
- \* NBN Ready

DISCLAIMER: In preparing this information, we have used our best endeavours to ensure that the information contained therein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers should make their own inquiries to verify the information contained herein. All information contained by Ming Properties is provided as a convenience to clients.

## More About this Property

Property ID	BT2NF2S
Property Type	House
Land Area	691 m2
Including	Ensuite Outdoor Entertaining

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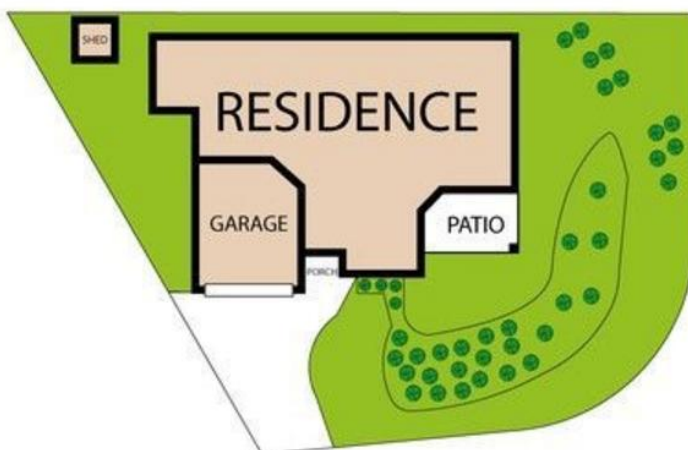


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1 Jenmar Court, Thornlands 4164

TOTAL APPROX. FLOOR AREA 199 SQ.M

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