







26 Arcadia Circuit, Yarrabilba

Great Value Home! Walk to School, make it yours today!

Don't miss out on this well-appointed family home offering comfortable living, practical spaces and a fantastic location where your children can walk to school, the shops are close by and everyday amenities are all within reach!

One of the standout features of this family home is the separate second living room positioned at the front of the home, giving everyone the freedom to spread out, relax and enjoy their own space. Combined with a generous backyard where the kids can play, there's room for family life to grow, entertain friends and make the most of everyday living.

At the heart of the home is the modern kitchen, complete with stone benchtops, stainless steel appliances, dishwasher and breakfast bar, overlooking the open-plan meals and living area. From here, the home flows effortlessly outdoors to the covered alfresco and fully fenced backyard - an ideal space for entertaining, children to play or simply enjoying the outdoors.

The light-filled open-plan living creates the perfect space to come together, relax and entertain. The spacious living and dining area

4 2 2

FOR SALE
Offers over $749,000

VIEW
By Appointment

AGENTS

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Interested parties must rely solely on their own enquiries.

provides a natural hub for everyday family life, while the separate media room offers a dedicated space for movie nights, kids' entertainment or simply unwinding at the end of the day.

This home is designed to make family living easy - whether you're hosting friends, enjoying a quiet night in or creating memories together.

Property Features You'll Love:

- Four well-sized bedrooms, all with ceiling fans and built-in robes
- Master bedroom with air conditioning for year-round comfort
- Ensuite to the master bedroom
- Main bathroom with separate bathtub
- Modern kitchen with stone benchtops, stainless steel appliances and dishwasher
- Open-plan meals and living area with air conditioning
- Second living room positioned at the front of the home
- Covered alfresco area flowing to the backyard
- Great-sized, fully fenced backyard
- Double remote-controlled garage
- Separate laundry
- Security screens throughout

A Location You'll Love!

Set within a popular family-friendly pocket of Yarrabilba, 26 Arcadia Circuit is ideally positioned close to local schools and shops, while also offering easy access to the parks, playgrounds, walking paths and community facilities Yarrabilba is known for.

Whether you're searching for your next family home or looking for a property in a convenient and well-connected location, this home offers an appealing combination of space, comfort and lifestyle.

Don't miss the opportunity to inspect 26 Arcadia Circuit - homes offering this combination of location and family-friendly living are well worth your consideration.

Disclaimer:
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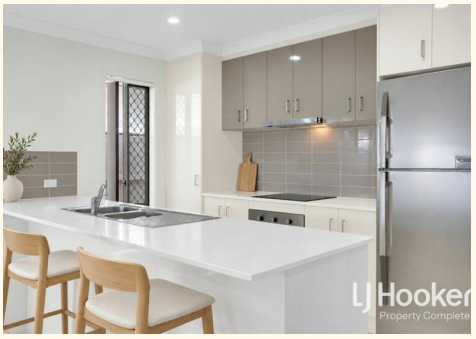
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MORE DETAILS

Property ID	21WXHGS
Property Type	House
House Size	173 m2
Land Area	416 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Liveability

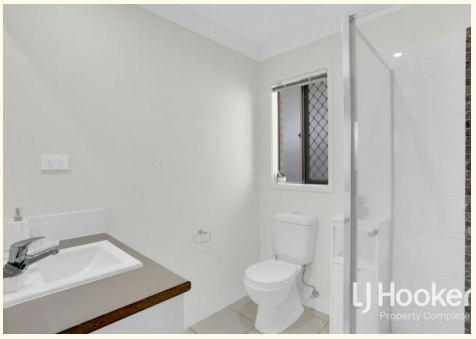
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26 Arcadia Cct, Yarrabilba

LJ Hooker
Yarrabilba | Scenic Rim

4 | 2 | 173 Sqm |

Total approx area includes outside covered areas



Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown

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