







9 Barunga Street, Yarrabilba

Near-New, Family Home & Ready for you to Move in

Welcome to 9 Barunga Street, Yarrabilba, a near-new home where the hard work has already been done, the floorplan makes sense, and there's enough space for everyone to enjoy a little breathing room.

Built in 2025 and positioned on a generous 448m2 block, this four-bedroom, two-bathroom home is an exciting opportunity for families and first-home buyers wanting something modern, practical and ready to enjoy without going through the time, cost and uncertainty of building.

And for investors? With four bedrooms, multiple living spaces and a location within one of South East Queensland's growing master-planned communities, there's plenty here to like.

Step inside and you'll immediately appreciate a layout designed around everyday life. At the heart of the home, the open-plan kitchen, living and dining area creates a central hub where dinners are shared, homework gets done at the bench and everyone can come together at the end of the day.

But when movie night calls, or the kids simply need their own space,

4 2 2

FOR SALE
Offers Over $769,000

VIEW
By Appointment

AGENTS

Christie Smith
0419 684 184
principal@ljhcomplete.com.au

Trudy Weaver
0429 935 125
tweaver@ljhcomplete.com.au

AGENCY

LJ Hooker Property Complete
1300 360 388

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.

the separate media room gives you that all-important second living area. Whether it becomes the home cinema, kids' retreat, gaming room or somewhere to escape with a good book, it's the kind of extra space that quickly becomes hard to live without.

Four bedrooms provide room for a growing family, guests or even a dedicated home office, while two bathrooms and a double garage complete the practical family-friendly package.

Outside, the 448m² allotment offers considerably more breathing room than many of today's compact new-build blocks, giving you space to enjoy the outdoors without signing yourself up for endless weekends of maintenance.

A Location Families Will Love

One of the biggest drawcards here is the Yarrabilba lifestyle. Yarrabilba has been designed with families in mind, bringing together schools, childcare, parks, playgrounds, sporting facilities, walking tracks, shops, cafes and everyday conveniences within the wider community.

Weekends don't always have to mean piling everyone into the car. There's an abundance of green space and recreational areas throughout Yarrabilba, while local shopping, dining and services continue to make day-to-day life increasingly convenient.

Families are also well catered for when it comes to education, with multiple schooling options throughout the community, including Yarrabilba State School, Yarrabilba State Secondary College, South Rock State School, St Clare's Catholic Primary School and San Damiano College.

Positioned between Brisbane and the Gold Coast, Yarrabilba also offers connectivity to the wider South East Queensland region while allowing you to come home to a community with plenty happening right on your doorstep.

For first-home buyers, this is an opportunity to skip the building process and step into a home that's barely a year old.

For families, it's four bedrooms, two living areas and a backyard on a well-sized block.

And for investors, it's a modern, low-maintenance property in an established and continually developing community.

9 Barunga Street isn't just another new home, it's one you can start enjoying now.

If you've been waiting for the right combination of space, age, location and practicality, this could be the one that finally gets you off the property apps and through the front door.

Come and see it for yourself, you'll be glad you did.

Disclaimer:
Property images may have been digitally altered or staged for marketing purposes and may not constitute a complete representation of the property condition being purchased. Any photographs used by LJ Hooker may only show certain aspects of the property at the time the photographs are taken and any prospective buyer should inspect the property.

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.

MORE DETAILS

Property ID	21VWHGS
Property Type	House
House Size	172 m2
Land Area	448 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)
	Dishwasher
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage











Christie Smith 0419 684 184
Principal & Licensee | principal@ljhcomplete.com.au
Trudy Weaver 0429 935 125
Sales Consultant | tweaver@ljhcomplete.com.au

LJ Hooker Property Complete 1300 360 388
Level 1, 32 Everglade Street, YARRABILBA QLD 4207
propertycomplete.ljhooker.com.au | admin@ljhcomplete.com.au

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.

9 Barunga Street, Yarrabilba

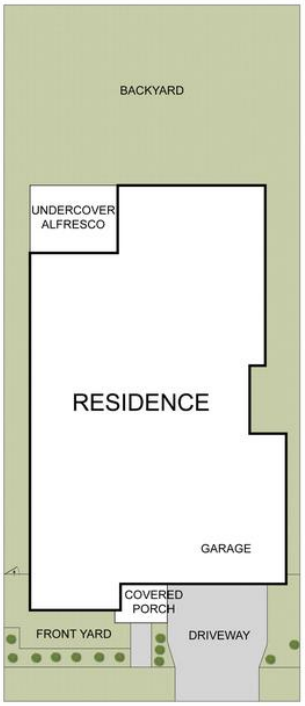
LJ Hooker
Property Complete

4 | 2 | 2 | 172 Sqm | N

Total approx area includes outside covered areas.



GROUND FLOOR



SITE PLAN

Whilst every attempt has been made to ensure the accuracy of the floor plan 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 aany error, omission, miss-statement or use of data shown

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.

LJ Hooker