



18 Garragull Drive, Yarrabilba

Prime Position, Proven Investment, Future Lifestyle with No Body Corporate!

Positioned within Yarrabilba's highly sought-after central school precinct, 18 Garragull Drive presents an outstanding opportunity to secure a quality terrace home in one of South East Queensland's fastest-growing communities. Whether you're looking to expand your investment portfolio or secure a home for the future, this property delivers the perfect balance of immediate returns and long-term potential.

This executive terrace home was built by Plantation Homes and offers a large 222m2 floor plan. There is No Body Corporate associated with this property, making it ideal for investors looking for a low maintenance and high return property.

Situated opposite greenspace and within walking distance to schools, childcare, parks, cafes and shopping, this home offers an enviable lifestyle in a location where convenience is second to none.

Designed with practicality and low-maintenance living in mind, the home features a functional floorplan centred around a spacious open-

4 3 2

FOR SALE

Offers Over \$799,000

VIEW

By Appointment

AGENTS

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

Trudy Weaver

012995125
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.



plan living and dining area. The modern kitchen offers generous storage and bench space, while the well-proportioned bedrooms, three bathrooms and private outdoor areas create a comfortable home for families, professionals and tenants alike.

Whether you're purchasing your first investment, adding another quality property to your portfolio, or planning ahead for your own future, this is an opportunity that offers flexibility, security and outstanding value.

Property Features

- Built by Plantation Homes
- Large 222m2 Floor plan
- Prime position within Yarrabilba's central school precinct
- Ideal investment with future owner-occupier appeal
- Spacious open-plan living and dining area
- Modern kitchen with ample storage and preparation space
- Generous bedrooms with built-in wardrobes
- Three well-appointed bathrooms
- Double lock-up garage with internal access
- Low-maintenance allotment, perfect for busy lifestyles
- Opposite greenspace and close to schools, childcare, parks, cafes, shopping and public transport

Invest in a Growing Community

Located within Logan City's thriving growth corridor, Yarrabilba continues to attract families, professionals and investors seeking exceptional value and a connected lifestyle. Positioned approximately 45 minutes from both Brisbane CBD and the Gold Coast, and only a short drive to Tamborine Mountain, the community offers the perfect blend of urban convenience and natural surrounds.

Residents enjoy access to quality schools, childcare centres, shopping precincts, cafes, sporting facilities, playgrounds and kilometres of walking and cycling trails, with significant future infrastructure continuing to enhance the area's long-term appeal.

Whether you're seeking a set-and-forget investment with secure rental income or planning ahead for your next home, 18 Garragull Drive is an opportunity that combines location, lifestyle and lasting value.

Opportunities in this tightly held pocket don't last long, contact us today to arrange your inspection or request further information.

- * Images are for marketing purposes only and have been digitally enhanced or edited for presentation. Buyers are encouraged to inspect the property to verify its current condition. **

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.

MORE DETAILS

Property ID	21K4HGS
Property Type	Terrace
House Size	222 m2
Land Area	217 m2
Including	Ensuite
	Air Conditioning
	Toilets (3)
	Balcony
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Remote Garage

Christie Smith 0419 684 184

Principal & Licensee | csmith@ljhcomplete.com.au

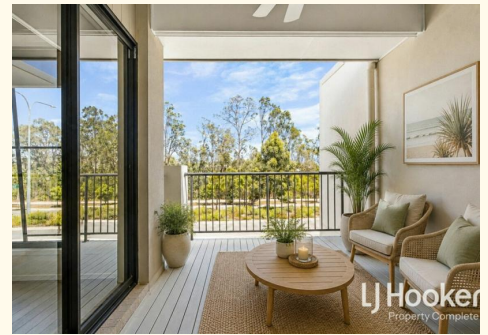
Trudy Weaver 0429 935 125

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

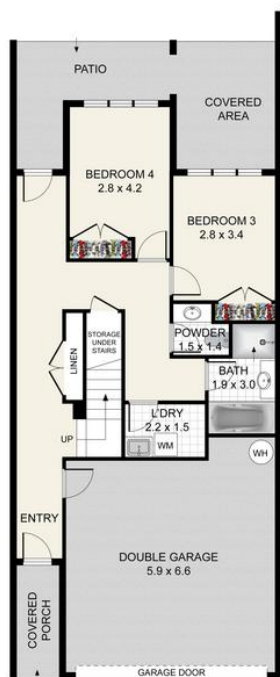


18 Garragull Drive, Yarrabilba



4 | 3 | 2 | 222 Sqm

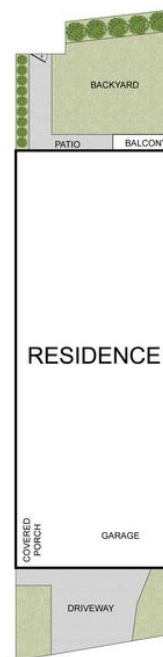
Total approx area includes outside covered areas



GROUND FLOOR



FIRST 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 any error, omission, miss-statement or use of data shown