

12 Mortlake Road, Graceville, QLD, 4075



House For Sale

Tuesday, 19 November 2024

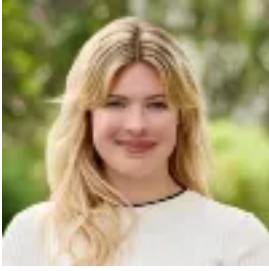
12 Mortlake Road, Graceville, QLD, 4075

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



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PICTURESQUE PICKET FENCE HOME WITH A GARDEN SANCTUARY

ONLINE AUCTION

5:00pm Wednesday 11th December 2024

Go To: <https://raywhitesherwood.com.au/watch-our-auctions-live>

Nestled behind a picket fence and flourishing gardens, this beautiful home showcases picture-perfect appeal and iridescent charm in a leafy enclave of high-side Graceville.

Resting on 405sqm with a design that accentuates indoor-outdoor living and draws verdant views into every room, every day here will feel like living in your own private garden sanctuary.

9ft ceilings adorn the inviting living and dining area, and glass sliders allow the sensational sunlight, airflow and vistas to filter inside. A sublime space of relaxed comfort and calm, this central living zone allows family and friends to gather and share meals from the open kitchen with an island bench and stainless steel appliances.

The glass doors integrate you with the awaiting timber deck, forming a haven for outdoor living and entertaining across all months and seasons. Capturing views over the garden patio and paths meandering through the greenery, the alfresco setting creates a leafy refuge for hosting guests, quiet moments and relaxing in the sunshine.

Three bedrooms are inside, including the master suite with a walk-in robe and ensuite. A second bathroom services the rest of the home and features laundry facilities.

Additional property highlights:

- Tandem garage with access to 3 large internal storage compartments
- Internal stairs from garage
- Several under-house storage areas
- Ducted air-conditioning and solar-assisted natural gas hot water system
- 6,000L under-house water storage bladder plumbed to an external 2,000L unit
- Water tank pump feeding 3 external hoses used for watering gardens
- House remodelled with termite-proof cypress

Perched on a peaceful, tree-lined street, this home offers gorgeous living in Graceville. Featuring the convenience of the local cafes, restaurants, bistro, cinema and train station only 400m away, you can stroll to morning coffees, weeknight dining and movie nights, and enjoy fast commutes into the CBD, just 9km away.

Additional dining and shopping await at Indooroopilly Shopping Centre, 5 minutes from your door, and beautiful parks, playgrounds, and riverwalks are mere moments away. Positioned in the Graceville State School and Indooroopilly State High School catchments, 600m from Christ the King Primary School, and close to excellent childcare centres and private colleges, this location is perfect for families.

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