

136 University Way, Sippy Downs, QLD, 4556

House For Sale

Thursday, 14 November 2024



YOUR PROPERTY CO.

136 University Way, Sippy Downs, QLD, 4556

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

Exceptional large entertainers family home awaits...

Welcome home to 136 University Way, Sippy Downs, presented with pride by Tristan Hamson from Your Property Co.

Originally crafted in 2001 as a premium ex-display home, this thoughtfully modernized residence has been enhanced to offer warmth, comfort, and a welcoming space for families to grow and create lifelong memories.

Step through the expansive front foyer and feel the day's stresses melt away as you transition into the heart of this family sanctuary. The home's generous layout opens to a grand media room and living areas, with soaring 3-metre-high ceilings that infuse the space with natural light and airiness. Four spacious bedrooms, each fitted with energy-efficient DC fans, large built-in robes, and a smart zoned ducted air-conditioning system, provide comfort year-round—keeping cool in summer and cozy during those occasional winter chills. A large rooftop solar system ensures sustainable energy use, helping to keep rising electricity costs at bay.

Designed with entertaining in mind, the enormous kitchen is the soul of the home, seamlessly connecting multiple internal and outdoor living areas. Whether it's intimate family dinners or lively gatherings with friends, the kitchen offers ample room, featuring a purpose-built fridge space, deep pantry, in-bench compost storage, and a large gas rangehood for culinary enthusiasts. Outside, enjoy endless fun by the heated saltwater swimming pool, with roller covers adding convenience when not in use.

Key Features You'll Love:

Internal Living

- 3-metre-high ceilings for an open and bright atmosphere
- 4 spacious bedrooms with built-ins, energy-efficient fans, and smart zoned ducted air conditioning
- Large separate media room for movie nights and gaming
- Elegant hardwood timber flooring throughout
- Expansive entertainer's kitchen with in-bench compost, gas cooktop, and deep pantry storage
- Multiple living and entertainment areas for flexible family living

External Living

- Energy-efficient rooftop solar system to manage energy costs
- Plantation shutters, stacker sliding doors, and security screens for peace of mind
- Outdoor roller blinds for three bedrooms, adding privacy and shade
- Multiple under-roof entertainment spaces for outdoor dining and relaxation
- Heated saltwater swimming pool with protective roller coverings
- Gated side access perfect for parking a boat, caravan, or trailer
- 2 slimline rainwater tanks to support outdoor needs
- Large 6m x 5m powered shed with potential for conversion into a granny flat

Prime Location in Sippy Downs

- Walking distance to Chancellor State College, Sienna Catholic College, and the University of the Sunshine Coast
- Convenient access to local shopping facilities, cafes, bakeries, and eateries
- Nearby major shopping hubs, including Coles and Woolworths
- Tucked away from main roads, ideal for safe walking, cycling, and outdoor play
- Excellent public transport links

Sippy Downs offers the perfect balance of lifestyle and convenience, with beautiful parks, lakes, and outdoor activities right at your doorstep. Whether you enjoy leisurely picnics, scenic walks, or a day at nearby Mooloolaba Beach, this vibrant suburb provides everything a growing family could need.

Homes like this, rich in character and modern living features, are a rare find. Don't miss your chance to make this exceptional property yours!

For more details or to arrange a private viewing, contact Tristan Hamson from Your Property Co on 0401 965 304.