

**8 Dianthus Pl, Flinders View, QLD, 4305**

**HOUSEQUEST**

**House For Sale**

Tuesday, 31 December 2024

8 Dianthus Pl, Flinders View, QLD, 4305

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Tank Lee

### 3 is better than 2 & 2 is better than 1!

Simple mathematics...3 bedrooms are way better than 2 bedrooms and 2 bathrooms is extremely better than 1 bathroom! Lucky I'm a Maths whiz and can work it out and I'm sure that y'all are also smart enough to be jumping onto this tidy lowset brick ex Defence home that is tucked away within a sleepy cul de sac street in Flinders View. Sitting upon a flood free and fenced rear yard 513m<sup>2</sup>, this approx 1997 constructed home also has a double garage with a freshly painted concrete floor and glass sliding door that exits out into a sun patio area...as well as direct door access into the home. Gates alongside the home also provide easy access to jab the trailer/camper trailer or tinny in with plenty of front yard setback if you also want to park something larger on your awesome piece of Australia.

A partly covered pergola is found within the side yard and accessed via a glass sliding door from the largeeeeeee air conditioned lounge room. The lounge room is so large that it also has 2 ceiling fans that will save your relationship if he wants the fan on and she wants the fan off. A concrete pathway is also found wrapping around most of the home so you can comfortably walk around it in your socks if need be. Security screens also wrap around most of the home. A mains gas supply is connected to the home and fuels up the hot water system and kitchen cooktop. Gas heater connection points are also in a few rooms however they are now put out to pasture thanks to the modern advancement in technology and comfort called air conditioning!

A covered front patio sits outside of the lounge room at the front of the home with a decorative privacy screen adjacent to your front entry door. The huge air conditioned lounge room sits to the left side upon entry, with the kitchen/dining area beyond it. The kitchen has a breakfast bar, dishwasher, electric oven, gas cooktop and a double door pantry that adjoins a separate dining space that extends out via a glass sliding door into a sun patio area.

All 3 good sized bedrooms as well as the 2 bathrooms, loos and separate laundry are tucked away at the rear of the homes design. All 3 bedrooms have ceiling fans and double door built in robes whilst the larger main bedroom gifts y'all a larger double mirrored sliding door built in robe, T.V. connection point and an ensuite with a nice long shower stall. The good sized main bathroom also has a full sized bath tub so if you don't already have small kids...now there is no excuse to not start re-producing.

A double door built in linen cupboard is found in the hallway area and thankfully the separate laundry is within the home and not the double garage!

This great location is just 2 feet and a heartbeat away from a bus stop, 3 parklands, a major shopping centre with convenient pathway leading thru a large parkland nearby to get to all its wonderful assortment of specialty shops and conveniences...plus access onto the Cunningham Highway is just 1 traffic light away!

Block size: 513m<sup>2</sup>

Bedrooms: 3

Bathrooms: 2

Formal lounge: 1

Car accommodation: 2. Freshly painted concrete floor double garage

Outdoor entertainment: Covered front patio, semi-covered pergola + Eastern side sun patio

Fenced yard: Fenced rear yard with dbl gates on 1 side of the home

Air conditioning: Hugeeeee lounge area + Main brm

Roof Type: Iron

Security: Mostly security screened

Gas: Mains gas supplied kitchen cooktop, hot water system and gas heater connection points within the home

Tenants: Nope

Amenities: 2 feet and a heartbeat away from a bus stop, 3 parklands, a major shopping centre...plus access onto the

Cunningham Highway is just 1 traffic light away!  
Flood Free? - Heck Yeah it is!