

# 91 Estramina Road, Regents Park, Qld 4118

## Sold House

Tuesday, 7 January 2025



91 Estramina Road, Regents Park, Qld 4118

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 720 m2

Type: House



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**\$780,000**

\*CONNECT - Reach out to discuss or schedule a viewing. We're eager to assist you! Situated on a flat and north-facing 720m<sup>2</sup> allotment this incredible property affords the executive couple, growing family or savvy investor a mini-acreage life! This incredibly convenient location is just a short stroll from Browns Plains 'Grand Plaza' shopping precinct and surrounding amenities. Catch the 150 bus direct to Brisbane CBD - this location is unrivalled! Recently renovated, the spacious home with its free-flowing floorplan cleverly packages three spacious bedrooms plus a spacious family area centred by the chef's kitchen. There is an effortless flow through to the great outdoors where this property truly shines. You will be hosting Christmas here with an array of covered outdoor entertaining areas and so much space for the kids to roam. Outside, you will appreciate the full side access to the great-sized powered two shed. Fully fenced, the property affords off-street parking for up to 6 vehicles! This property MUST be inspected to be appreciated - secure this before Christmas! • Bedroom: 3 x Spacious Rooms + Built-in Wardrobes (2 x Mirrored) + Ceiling Fans • Master Suite: Spacious Room + Main Bathroom Access + Built-in Wardrobe + Ceiling Fan + Split-System A/C • Bathroom: 1 x Main Bathroom + Separate Toilet + Separate Laundry \*Ideal space for a potentially cost effective reconfiguration to add an ensuite! • Kitchen: NEWly Renovated Central Kitchen with Plentiful Cupboard/Bench Space + Laminate Benchtops + Electric Cooking + Exhaust + Dishwasher + Built-in Bin Drawer + Large Pantry with Downlights • Living (a): Family Area Combining Kitchen + Meals • Living (b): Formal Lounge with Study/Kids Play Space • Features: Split-System A/C + Ceiling Fans + Security Screens + Roof Insulation + Tinted Windows • Covered/Enclosed Entertaining Area Overlooking Yard • Covered Entertaining Patio Overlooking Yard • 6m x 7.5m Two Bay Shed with Power + Attached Covered Entertaining Patio Overlooking Yard • Garden Shed • Electric Hot Water System • Fully Fenced with Side Access • Concrete Driveway to Shed \*Gated/Off-Street Parking for 4 x Vehicles! • Concrete Pathway Surrounding House \*NOTE - The outline shown on the aerial photos is for illustrative purposes only and is intended as a guide to the property boundary. We cannot guarantee its accuracy and interested parties should rely on their own enquiries. Also, the measurements are approximate and any potential suggestions have not been investigated with council and interested parties should rely on their own enquiries. The sellers Building and Pest Report can be accessed for review however this should not be relied upon and interested parties should rely on their own enquiries.