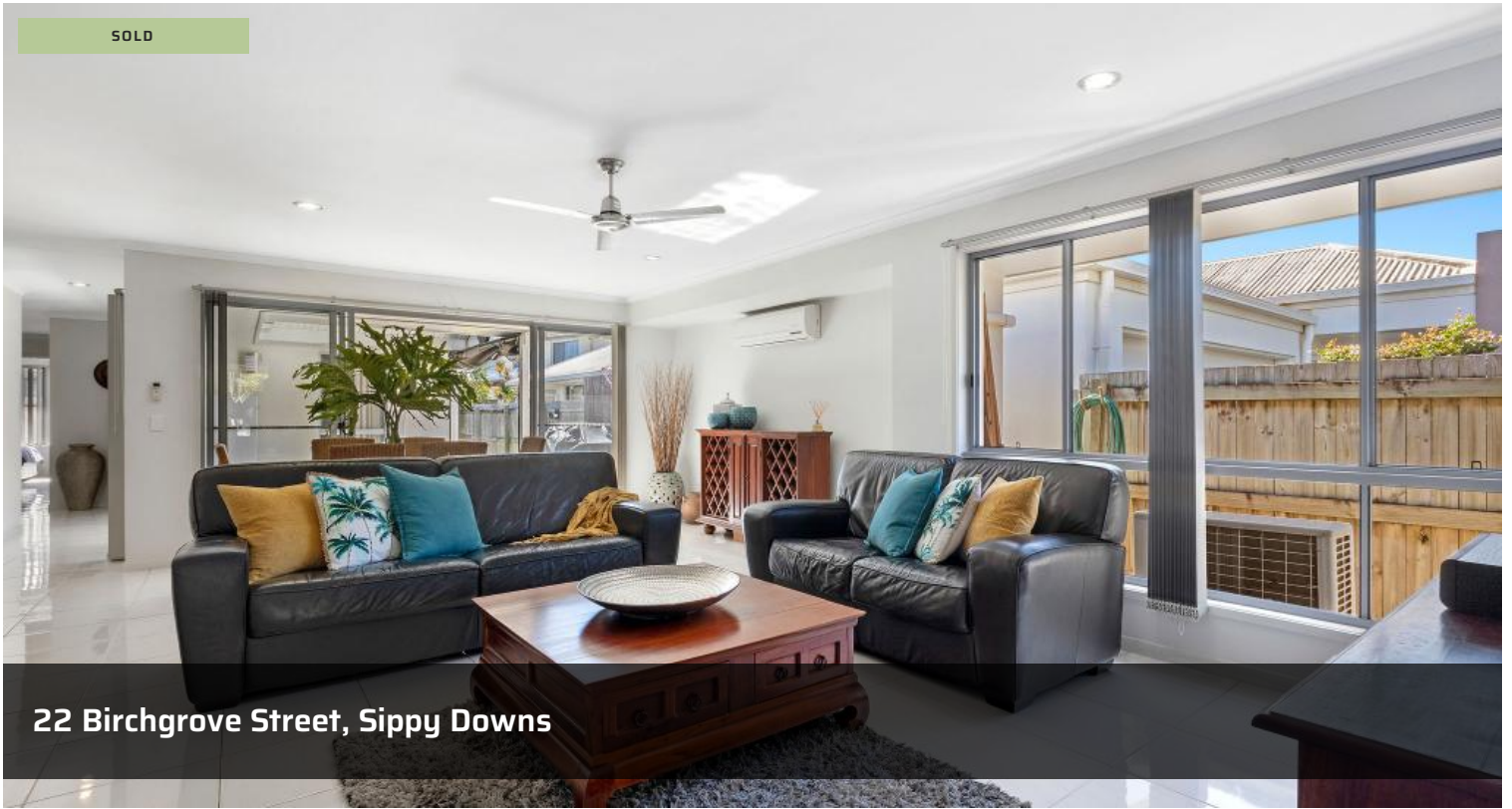


SOLD



22 Birchgrove Street, Sippy Downs



Invest in Family-Friendly Living!

This immaculate home offers easy-care family living opposite treed reserve, just a short drive to major amenities including quality schools, the university, shopping centre, and 15 minutes to Mooloolaba Beach - conveniently located so you can embrace an enviable Sunshine Coast lifestyle relatively quickly and effortlessly.

Across a single level facilitating low maintenance, functional living for all ages and stages of life; the home comprises four bedrooms, two bathrooms, open plan living and dining, central kitchen, east-facing covered alfresco entertaining, separate laundry with external access, and double lock up garage on a 381m² block with a fenced child and pet-friendly backyard.

Split system air-conditioning, ceiling fans, stainless steel appliances, gas cooktop, tiled splashback, separate shower and bath in main bathroom, roll-down cafes style blinds on patio,

 3  2  2  381m²

Price	SOLD
Property Type	Residential
Property ID	1449
Land Area	381 m ²

Agent Details

Ben Wilson - 0407 584 378

Office Details

Code Property Group
9/15 Nicklin Way Minyama,
QLD, 4575 Australia
07 5438 3444

code
PROPERTY GROUP

and lock up garden shed; are features of note.

Presentation is pristine and there is no money needing to be spent; this is a great lifestyle home for the busy modern family, trying to achieve a healthy work/life balance...today's buyers have a strong appetite for low maintenance living, and this truly lovely home nails it.

With natural parkland opposite - privacy is maximised, noise is minimised, and outlook is protected. A family-friendly neighbourhood, you and the children will make new friends, and there will be many great times ahead. There is a fabulous park in Creekside drive, just a short stroll with children's playground, covered picnic tables, communal BBQ, and masses of space for a game of cricket or footy!

Original owner has taken excellent care of this property, and has made a firm decision to sell, giving you the opportunity to make it yours. Welcome to the easy life!

- Immaculate home opposite treed reserve
- 4 bedrooms, 2 bathrooms, open plan living
- East-facing covered alfresco patio
- Central kitchen with stainless steel appliances
- DLUG, fenced 381m² easy-care block
- Air-conditioning, ceiling fans, garden shed
- Walk to local park & children's playground
- Short drive to university, schools, shops
- 15-minutes' drive to Mooloolaba Beach
- First time to market - WILL sell quickly!

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.