

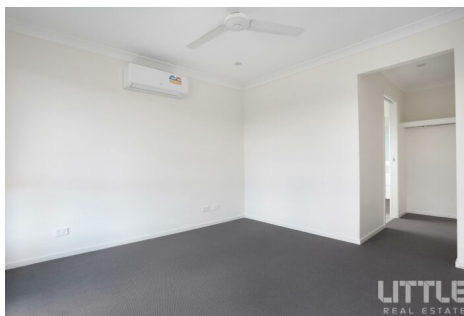
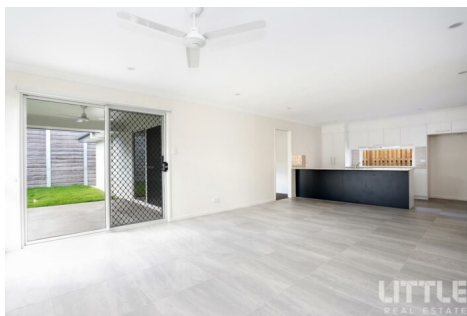
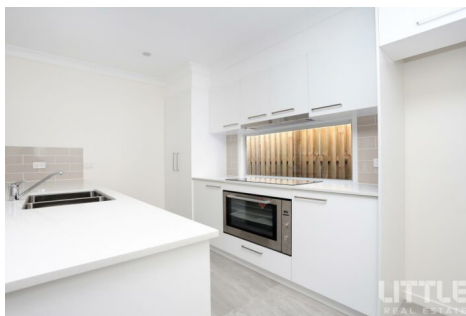
For Sale

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33 Ignatius Street AUGUSTINE HEIGHTS QLD



For Sale



📍 33 Ignatius Street AUGUSTINE HEIGHTS QLD

Contemporary Family Home in Augustine Heights

This beautiful family home, nestled in the sought-after suburb of Augustine Heights, offers contemporary living on a tranquil private road. Designed to cater to the needs of growing families and astute investors, this modern home is must-see.

Step inside and discover a well-designed home with an inviting open-plan layout that seamlessly integrates indoor and outdoor living. The contemporary kitchen features stone bench tops with 900mm appliances set against a window splash back, creating a bright and modern space. The living area leads out to a north-east facing alfresco, perfect for entertaining friends and family. The private outdoor area features a generous flat usable backyard, plus potential for future side access.

An extra living area provides flexible options, allowing you to use the space for a home office, games room, or kids' retreat. Ample storage options, including multiple linen cupboards to cater perfectly for a growing family.

Here's what you'll love about this home:

- Master bedroom with air-conditioning, walk-in robe and ensuite
- 3 additional bedrooms, all with ceiling fans and built in robes
- Open-plan dining and living area, with air conditioning
- Stone benchtops, with under-mount sink, to the kitchen
- 900mm wide cooktop and under bench oven
- Stone benchtops to bathroom and ensuite
- Additional living area with sliding door opening to alfresco area.
- Tiles to main floor, with carpet to bedrooms
- Internal laundry with storage cupboard
- Security screens to entry, sliding doors and windows

Nestled on a private road within the desirable Prema Estate, this home offers the perfect blend of convenience and sophistication. The local community boasts a variety of amenities, including Brookwater Village, just a short stroll away, as well as peaceful parklands and Brookwater Golf Club. Situated nearby, the Orion precinct provides a hub for shopping, dining, entertainment, and education, and truly embodies the ultimate family lifestyle.

Here's what you'll love about living here:

- 3 min drive to Brookwater Village
- 2 min drive to St Augustine's College
- 6 min drive to Augusta State School
- 8 min drive to Mater Private Hospital & University of Southern Queensland
- 6 min drive to Orion Springfield Central
- 6 min drive to Springfield Central Station
- Easy access to the Centenary Motorway

Currently leased until mid-August 2024, this home is a great opportunity for you to add to your investment portfolio or buy now and get ready to move into your future family home.

Contact Jem today to arrange a private inspection - call 0448 107 484!

Disclaimer:

For Sale



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This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes

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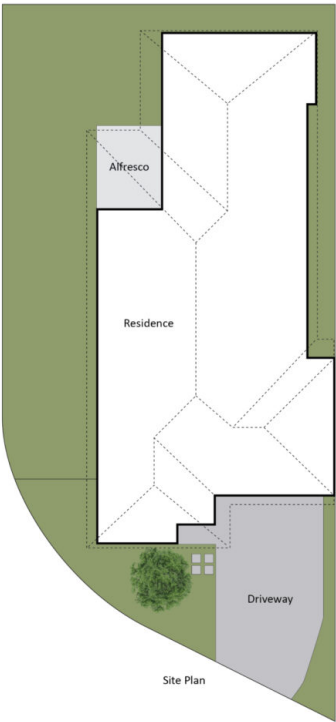
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JEM RABADIA | 0448 107 484

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Floor Plan



Site Plan



Disclaimer: Floor plan measurements are approximate and for illustrative purposes only.