



## 7 Leland Street, YARRABILBA, QLD 4207

### Impressive Family Living in the Heart of Yarrabilba

Welcome to this beautifully presented family home in Yarrabilba - a residence that truly ticks all the boxes for modern comfort, style and practicality.

Built in 2015 by Hallmark Homes, this quality-built property offers 2.7m high ceilings and a flawless presentation that can only be described as 10/10. From the moment you step inside, you'll appreciate the spacious feel and thoughtful layout designed for relaxed family living. At the heart of the home is a generous open plan kitchen, dining and lounge area - the perfect space to gather, entertain and unwind. The well-appointed kitchen flows seamlessly into the living areas and out to the covered outdoor entertaining space, making indoor-outdoor living effortless. A separate media room provides the ideal retreat for movie nights or a quiet escape.

Comfort is assured year-round with air conditioning, while the impressive 8kVA solar system helps keep energy costs down.

Set on a fully fenced 448m<sup>2</sup> block, the yard offers privacy and security for children and pets, with enough space to enjoy without the burden of high maintenance.

**TYPE:** For Sale

**INTERNET ID:** 131P0077

**SALE DETAILS**

**Offers Over \$899,000**

**CONTACT DETAILS**

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Property Features:

Hallmark Home built in 2015

High 2.7m ceilings throughout

Immaculate presentation

Open plan kitchen, dining & lounge

Separate media room

Air conditioning

8kVA solar system

Covered outdoor entertaining area

Fully fenced 448m<sup>2</sup> block

This is a move-in ready home offering space, quality and lifestyle in one of South East Queensland's growing communities. Don't miss your opportunity to secure a standout property in Yarrabilba.

- Land Area 448.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2









