



## 8 Roger Court, REDLAND BAY, QLD 4165

Private Garden Sanctuary with Light-Filled Seamless Indoor–Outdoor Living

### THE PROPERTY

Positioned on a generous block in Redland Bay and set privately back from the street, this beautifully maintained solid brick lowset home offers the space, privacy and comfort that so many buyers are searching for. Surrounded by landscaped gardens and designed to maximise indoor–outdoor living, the home delivers a relaxed lifestyle with multiple living zones, a private outdoor entertaining area and a layout that feels both spacious and welcoming.

Lowset homes of this calibre, offering generous proportions and exceptional presentation, are becoming increasingly difficult to find.

### THE HOME

Step inside and you are immediately welcomed by a light-filled interior enhanced by elegant bay windows that bring warmth and character to the home. The main lounge captures beautiful natural light through the bay window, creating an inviting space to relax and unwind.

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**TYPE:** For Sale

**INTERNET ID:** 25P0447

**SALE DETAILS**

**Offers Over \$1.3M**

**CONTACT DETAILS**

**Redlands**

7/123-135 Bloomfield Street  
Cleveland, QLD  
07 3286 6587

**Alex Tincknell**

0438 882 299

The oversized master bedroom is a true retreat, with a large ensuite and walk in robe, also featuring bay windows that fill the room with light and provide a peaceful outlook. In total, the home offers four bedrooms and two bathrooms, including a practical Jack-and-Jill main bathroom connecting to one of the bedrooms.

Multiple living areas provide flexibility for everyday living and entertaining, with an expansive lounge/dining area and a large family room flowing seamlessly toward the outdoor entertaining area. The kitchen sits at the heart of the home and includes a pantry, dishwasher and electric stove, making it both functional and perfectly positioned to connect with the living spaces.

New carpets throughout, four split-system air conditioners, ceiling fans and security screens ensure the home is comfortable, practical and move-in ready.

## THE OUTDOOR LIVING

The outdoor entertaining area is designed for year-round enjoyment. The vergola allows you to adjust the amount of sun and shade, creating a versatile space for hosting friends or enjoying quiet afternoons surrounded by established gardens.

The landscaped yard is private, secure and beautifully maintained, with an electric pet fence providing added convenience for pet owners.

## THE EXTRAS

- Solid brick lowset home
- Four bedrooms and two bathrooms
- Oversized master bedroom with bay windows
- Bay windows in the main lounge creating beautiful natural light
- Expansive lounge/dining area plus large family room
- Kitchen with pantry, electric stove and dishwasher
- New carpets throughout
- Four split-system air conditioners
- Ceiling fans throughout
- Security screens on doors and windows
- Fully tiled double lock-up garage
- Separate laundry
- 3m x 3m shed
- Vergola outdoor entertaining area with electric blinds
- Electric pet fencing
- Exceptional drainage around the property

## THE LOCATION

Situated in a sought-after pocket of Redland Bay, this home enjoys a peaceful setting while remaining close to local shops, schools, parks and the beautiful Redland Bay waterfront. The area is known for its relaxed bayside lifestyle, welcoming community and easy access to everyday amenities.

## THE OPPORTUNITY

Spacious lowset homes with multiple living areas, private gardens and excellent indoor##outdoor flow are always highly sought-after. Combining solid construction, thoughtful design and a private setting set back from the street, 8 Roger Court presents a fantastic opportunity to secure the perfect lowset home in Redland Bay.

Other features: Close to Schools, Close to Shops, Close to Transport

- Land Area 937.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Car Parks: 2
- Ensuite







# 8 Roger Court, Redland Bay



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4 2 2

Internal 223m<sup>2</sup> External 23m<sup>2</sup> Total 246m<sup>2</sup>

Every attempt has been made to ensure the accuracy of this floorplan, however, plans are for marketing purposes only. All dimensions are approximate and not to scale, they are subject to errors and inaccuracies.

Jack McCappin **jm**  
PHOTOGRAPHY