



48 Bell Street, CHINCHILLA, QLD 4413

A Captivating Character Home with Modern Elegance – 48 Bell Street

Welcome to 'Emmerson House', a truly enchanting residence where classic charm and contemporary comfort blend seamlessly to create a home filled with warmth, beauty and heart. Set behind manicured hedges and surrounded by lush, mature gardens, this impeccably presented property offers an immediate sense of calm and refinement from the moment you arrive.

The character-rich facade, glowing with soft light at dusk, sets the tone for what awaits inside. Stepping through the front open verandah, you're greeted by an inviting blend of polished finishes, high ceilings, and thoughtfully restored details that honour the home's heritage while embracing modern living.

Featuring four generous bedrooms plus a dedicated office, the layout is both functional and family friendly. Three bedrooms include built-in robes, while the fourth offers versatility for guests, children or additional workspace. The master suite is privately positioned toward the rear of the home and opens directly onto the deck, creating a peaceful retreat. Complete with a spacious robe and beautifully finished ensuite, it provides the perfect sanctuary to unwind in your own space.

The home's central living area is filled with natural light and flows effortlessly into the dining room and contemporary kitchen. This space is designed for connection-whether

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TYPE: For Sale

INTERNET ID: 50P1054

SALE DETAILS

Offers over \$879,000

CONTACT DETAILS

Chinchilla

69 Heeney Street
Chinchilla, QLD
07 4669 1966

Di Ewen

you're cooking for two or entertaining a crowd. The kitchen is exceptionally well appointed, featuring quality appliances, excellent storage, and a beautiful server-style window that opens directly out to the deck. This creates a seamless indoor–outdoor link and makes entertaining an absolute pleasure.

A beautifully modern main bathroom services the additional bedrooms, each designed for comfort and functionality. The dedicated office offers privacy and practicality for those working from home or managing daily tasks.

Step outside and the lifestyle this property offers truly shines. The expansive timber deck overlooks the sparkling pool, creating a resort-like atmosphere perfect for long summer days, family gatherings and peaceful evening relaxation. The Mediterranean inspired back yard with its citrus trees, pizza oven, crazy tiling, outdoor shower and surrounding gardens are meticulously maintained, offering privacy and a lush green outlook from every angle.

Practical features have not been overlooked, with a separate laundry, hallway linen storage and thoughtful design touches throughout. The home sits within a well-regarded pocket and carries a strong street presence, enhanced by charming architectural details and beautifully manicured hedging. Perfectly positioned with close proximity to Chinchilla's Botanic Gardens and walking distance to schools, shops and social venues.

48 Bell Street is a rare offering-an exquisite balance of classic character, modern upgrades and an inviting, family-friendly design. This is a home that has been loved, cared for and elevated to suit today's lifestyle while retaining the charm that makes it truly special.

Dot Point Peek

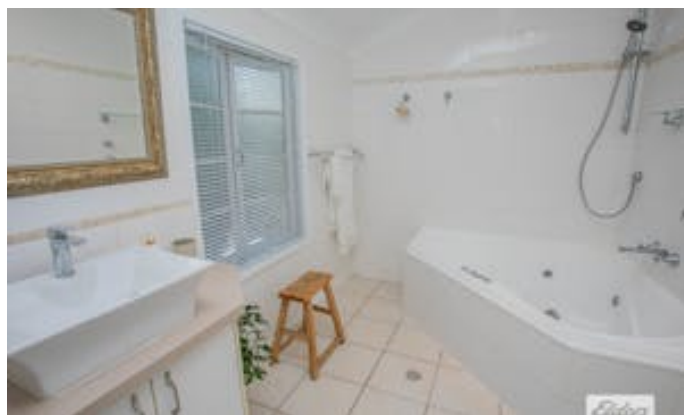
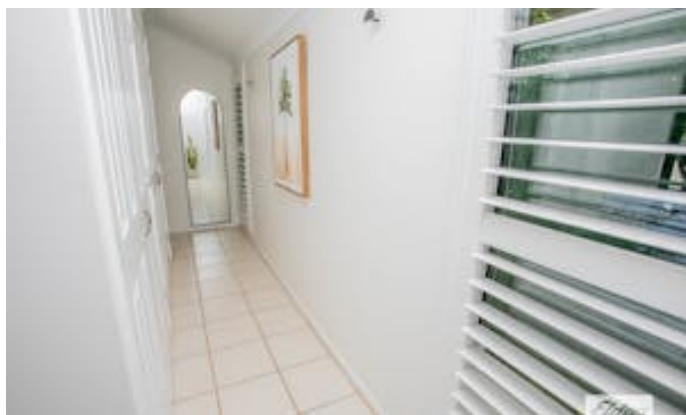
- *Resort-like haven with 999sqm of Mediterranean inspired grounds
- *Sparkling pool and lavish decks
- *Multiple living spaces inside and out
- *9m x 7m powered colorbond shed
- *Home is built entirely of local hardwood, cypress pine and red cedar
- *Perfect location – walking distance to town centre, schools and parks

Only on inspection will you be truly captivated all 'Emmerson House' has to offer.

Contact Di Ewen for full details and to arrange an inspection

Other features: Close to Schools, Close to Shops

- Land Area 999.00 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage
- Ensuite









FLOOR PLAN

48 Bell Street