

Sold



25 Saba Ct, Middle Ridge



Great Buying in a Desired Location

Middle Ridge's Best Buy

Must Be Sold - Submit Your Offer

Set at the end of one of Middle Ridge's most sought after cul-de-sacs and surrounded by quality homes, 25 Saba Court is exceptional buying for those looking to up-grade or down-size.

This appealing 4-bedroom home is well designed with neutral tones throughout and a layout that affords a flexible configuration. On entry you will be impressed by the large formal lounge and dining area with an abundance of natural light by the 3 large windows and sliding glass door with access to the outdoor dining space.

Continuing along the hallway and past the internal access to the double remote garage (with storage) you pass a large linen cupboard and enter the open-plan kitchen, dining and living section of the home, centrally located and also with access to the outdoor dining space.

The galley-style kitchen contains quality appliances, including a Smeg cook-top, double-draw dishwasher and large fridge cavity. The over-size island bench (3.6m) with waterfall stone top makes for a great prep area and room to seat up to 6 people as a breakfast bar. The remaining living and dining space contains an air-conditioner and ceiling fan, space for a sideboard or storage and access to the outdoor dining/living space via the large glass sliding doors.

4 bedrooms 2 bathrooms 2 car spaces 630 m²

Price	SOLD for \$555,000
Property Type	Residential
Property ID	21
Land Area	630 m ²
Floor Area	241 m ²

Agent Details

Bryan Gray - 0414 568 936

Office Details

Picket Fence Properties
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QLD, 4350 Australia
0414 568 936



PICKET FENCE
PROPERTIES
SELLERS' AND BUYERS' AGENTS

The sizeable main bedroom with walk-in robe and ensuite (shower, vanity and toilet) has room for additional storage, chair or make-up/vanity area. The room has an air-conditioner and ceiling fan for year-round comfort. The remaining 3 bedrooms are all built-in, 2 with ceiling fans and large windows for natural light and cool summer breezes.

The main bathroom contains a large bath, separate shower and vanity with a separate 2nd toilet between it and the laundry that leads outdoors to the clothesline and paved area.

Other features inside the home are the quality windows furnishings (venetians and curtains), security screens on all windows and crim-safe doors, high ceilings throughout and plentiful large windows that affords an abundance of natural light and cool breezes.

Outside

The covered outdoor dining and living space is large enough for a dining and lounge setting with retractable blinds for year-round use and overlooks the well-established landscaped gardens and lawn. There is a 5.3m x 3m garden shed plus an additional smaller lawn locker and 3 x 3000 litre rainwater tanks plumbed to the house (laundry, toilets and outside tap). The 630m² landscaped low-maintenance yard is fully fenced and well designed for easy maintenance.

*** The property is available to be purchased fully furnished***

For further information about the property or inspection times call Bryan from Picket Fence Properties on 0414 568 936 or email bryan@picketfenceproperties.com.au.

Rates

General: \$1239.30 (½ year)

Water: \$292.59 (½ year)

School Catchment

Primary: Gabbinbar

Secondary: Centenary Heights

NBN: Fibre to the Premises

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