









## 17 Avonlea Place EIGHT MILE PLAINS QLD

This meticulously designed home offers harmonious living with spacious formal living areas and a great family room featuring surround sound. Each queen-sized bedroom is equipped with built-in wardrobes and ceiling fans. The expansive master bedroom includes an ensuite and a large walk-in robe.

Upstairs, you'Il find a study/office room with built-in desks, an additional lounge room perfect for kids, and a total of six-zone ducted air-conditioning for year-round comfort. The large entertainment patio boasts an elevated northern aspect, overlooking a well-grassed yard suitable for side vehicle access. Plus, there's a bonus work shed for extra storage.

Situated in a quiet cul-de-sac, this home is only a few minutes' walk from schools, shops, supermarkets,

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Keely Watt 0417 595 944