

123 Jacaranda St, North Booval, QLD 4304

Sold - \$675,000

House 3  1  2 



## PRIME LOCATION IN THE HEART OF NORTH BOOVAL

- FLOOD FREE LOCATION
- LOWSET TIMBER HOME WITH CHARMING SUNROOM
- UPDATED KITCHEN WITH BOLD RED SPLASHBACK
- AIR-CONDITIONED LOUNGEROOM WITH TIMBER FLOORS
- 3 BEDROOMS, MASTER WITH AIR-CON AND WARDROBE
- FULLY FENCED 706M2 BLOCK WITH SIDE YARD ACCESS
- DOUBLE GARAGE AND SINGLE CARPORT
- WALK TO BOOVAL TRAIN STATION, SCHOOLS AND DAYCARE

### Open for Inspection

By Appointment.

Welcome to a home that feels like a warm hug the moment you arrive. This lowset charmer in North Booval is Flood Free and offers all the character you'd expect with just the right amount of modern touches to make life easy and enjoyable - whether you're investing for the future or planning ahead for a place to eventually call your own.

Start your journey through the quaint front sunroom - the perfect little nook to enjoy a morning coffee, catch up on your socials or settle in with a good book. There's something nostalgic about this space, a reminder of slower days when the front room was the heart of neighbourly chats and peaceful moments.

Step inside and you'll be welcomed by polished timber floors that bring warmth and personality to the air-conditioned lounge room. A ceiling fan adds that extra breeze on warmer days, creating a living space that's as comfortable as it is inviting.

Flowing on from the lounge, the kitchen has had a stylish refresh that's hard to miss. That modern red splashback adds a bold pop of colour, perfectly paired with a standalone oven, double sink, and its very own ceiling fan to keep things cool while you cook.

Just off the kitchen, there's a dedicated dining area - a simple yet functional space to gather, share meals, and create memories.

The home offers three bedrooms, giving you options whether it's for family, guests, or even a home office. The master bedroom is a standout - carpeted for comfort, fitted with built-ins, air-conditioning, and of course, a ceiling fan to keep you comfortable all year round. The other two bedrooms also feature ceiling fans and are well-sized for kids, visitors, or whatever your needs may be.

### Listed By

Glenn Ball  
Phone: (07 ) 3281 3800  
Mobile: 0432 822 457

