



## Resort Style Living on Roundelay Court



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## 10 Roundelay Court, Eatons Hill

Sold for \$1,500,000 (Jul 18, 2024)

Discover a unique opportunity to embrace the epitome of luxury living with this spectacular multi-level property offering approx. 425m<sup>2</sup> of refined elegance in the heart of Eatons Hill. This expansive 5-bedroom home offers comfort and sophistication, promising a lifestyle of unparalleled relaxation and entertainment for all the family.

Arriving at the residence, you feel you could be in a luxury resort in Bali; with luscious palms framing the very inviting in-ground pool and covered deck, providing a private oasis for year-round enjoyment and relaxation.

Open the double timber doors to showcase an impressive interior complete with high 2.7m ceilings that create an immediate sense of space and airiness. The open plan layout is perfectly designed for the entertainer, with the indoor & outdoor zones being easily connected to showcase impressive views out to Eatons Hill as well as having a private oasis to the front of the property.

The large kitchen with (approx.) 3m wide island bench takes center stage. This social spot will have you cooking up a storm on the 4-burner induction cooktop, with plenty of worktop space to prep your meals! There's heaps of drawers, overhead cupboards, a walk-in-pantry and space for your double plumbed-in fridge!

**Property ID:** L16488347

**Property Type:** House

**Building / Floor Area:** 425

**Garages:** 2

**Land Area:** 750.0 sqm

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The dining area with air-conditioning is directly next to the kitchen, with bi-fold doors that open out to the impressive deck & pool. The adjacent sunken living area is spacious with sliding doors that open out to the second covered deck, with space for an 8-seater table & BBQ; offering amazing views & cooling breezes!

Off the living zone is the lavish master suite, with walk-in-robe and renovated ensuite with floor to ceiling tiles, stone top vanity, ceiling rain-shower & separate shower. The bedroom is sheer luxury with feature lighting and plantation shutters.

The second bedroom is carpeted and is near to the separate powder room and also features 2.7m high ceilings.

Heading upstairs, you'll find a large home office or alternatively this could be your media room or kids play room, the choice is yours.

On the ground level you are greeted with a generous sized tiled rumpus with two built-in-robos. Sliding doors lead out to the third covered entertaining deck which has access to the spacious back yard.

On this level you will find three larger than average bedrooms, all carpeted with built-ins, fans & air-conditioning. Two of the bedrooms feature sliding doors that lead out to the courtyard.

The laundry is also supersized with plenty of worktop space and cupboards, with room for the washer and a dryer and an area to iron and hang your clothes.

The property also includes a larger than average double garage & storage area under the house. To help with the bills there is 10kw Solar & a 5000 ltr water tank that is plumbed into the toilets and laundry.

Situated in a sought-after location, this property represents a rare opportunity to secure a slice of luxury in one of Eatons Hill's most desirable streets. Whether you seek a sanctuary to unwind or a sophisticated space to entertain, this residence exceeds expectations in every aspect.

Don't miss your chance to experience the pinnacle of luxury living. Contact Raine & Horne Eatons Hill / Albany Creek – Bonnie Worth Team today to arrange a private inspection 0434 862 887

To Summarise:

- 750m<sup>2</sup> block
- Approx 425m<sup>2</sup> of living space to enjoy
- Salt water in-ground pool with waterfall
- 10kw solar
- 5000 ltr water tank
- Approx 2.7m high ceilings

- 3 x covered decks
- Modern kitchen with induction cook-top, insinkerator & walk-in-pantry
- Dining area with air-con
- Sunken living area with fan and built-in ceiling speakers
- Separate home office / multipurpose room
- Tiled rumpus with fan and double built-in cupboards
- Master suite with WIR & renovated ensuite
- 4 x spacious bedrooms (3 with BIR, fan & air-con)
- Modern family bathroom with tub and shower
- 2 x powder rooms
- Large laundry with ironing area
- Heaps of storage and linen cupboards
- 2 Car garage with storage
- Under-house storage area
- Courtyard
- Crimsafe security screens

#### Location (approx.)

- Eatons Hill State School – 2.7km
- Albany Creek State High School – 6km
- School bus pick up / drop off – 270m
- Eatons Hill Village – 3.2km
- Bus 338 to Chermshire Interchange – 270m
- Bus 359 to City – 850m
- Strathpine Train Station – 8.2km
- Sargent Reserve and dog park – 1.8km

- Rosmarin Avenue Reserve – 1km
- Brisbane City – 20.9km
- Brisbane Airport – 24.7km

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**Raine & Horne**  
Eatons Hill / Albany Creek

Internal: 298m<sup>2</sup> | External: 127m<sup>2</sup> | Total: 425m<sup>2</sup>

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UPPER LEVEL



LOWER LEVEL

PLEASE NOTE THIS PLAN IS FOR MARKETING PURPOSES AND IS TO BE USED AS A GUIDE ONLY. ALL MARKINGS, MEASUREMENTS, AREAS, AND LAYOUT ARE INDICATIVE ONLY AND INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES BEFORE MAKING ANY DECISIONS. FLOOR COVERINGS INDICATED ARE FOR ILLUSTRATIVE PURPOSES AND MAY NOT ACCURATELY PORTRAY ACTUAL FLOOR COVERINGS OF THE PROPERTY. NO GUARANTEES REGARDING THE INFORMATION CONTAINED IN THIS PLAN ARE MADE AND NO LIABILITY FOR ANY INACCURACIES IS ACCEPTED.