

Seller Statement - 5 Applegum Crescent, Thornlands

- Elevated block - offering bay breezes throughout the house
- Fantastic quiet neighbours - very peaceful area surrounded by house proud neighbour
- Bedrooms separated from living areas
- Large deck to the rear of the pool with spa - gets the sun from early morning to sunset - completed August 2017 - Long lasting ekodeck plus - no need to paint each year
- 7 x 4m pool completed August 2017 comes with pool cover and pool cleaner - pool equipment serviced every year, last service Jan 2020 - pool cover was only added to keep the pool warmer during Spring and Autumn time - Pool still covered under QBCC - receipts available
- Garden is part private and will be completely private in 12 months time once tiger grass planted to the side of the pool grows to 3 meters - Tiger grass has short roots therefore will not affect the structure of the pool and does not drop leaves
- Ducted air conditioning fitted June 2017 - controlled via touch pad and can be controlled by app
- Kitchen appliances - Wessington - Double oven with grill, dishwasher and cook top only three years old - receipts available
- Luxury vinyl flooring and carpets - fitted June 2017 - Receipts available
- 4 person Spa only 3 years old - Receipt available
- Roof restored and painted August 2017 - Receipt with 10 year guarantee
- Solar panels fitted August 2017 - 5KW - 19 Panels - Recipes and paperwork available
- Garage has large cupboard with sliding doors plus extra kitchen type cupboards with worktop
- Remote garage door - motor replaced and door fully serviced May 2020 - 7 year guarantee
- Crimsafe shutter fitted to front door May 2020 - Receipts available
- Patio shutter And laundry shutter door with dog access plus all fly screens replaced Sept 2017 - Receipts available
- 3 x Outdoor water taps