



## LARGE CORNER BLOCK : DUAL LIVING POTENTIAL & VACANT ON SETTLEMENT

Welcome to 17 Lockyer Parade, Deception Bay – a spacious and versatile family home offering **dual living potential**, all set on a generous 697m<sup>2</sup> block just moments from the water, schools, shops, and public transport.

**Upstairs**, this solid brick and tile home boasts:

- \* Three generous bedrooms.
- \* A spacious lounge room
- \* Open-plan kitchen and dining area
- \* Well-appointed bathroom
- \* Air-conditioning and ceiling fans for year-round comfort

**Downstairs**, enjoy a fully self-contained retreat featuring:

- \* A fourth bedroom
- \* Second kitchen and dining area
- \* Huge second living space
- \* Second bathroom plus a third toilet
- \* Internal and external stairs for flexible access.

Note that downstairs may be below legal height.

Step outside and relax or entertain:

- \* Sparkling in-ground swimming pool – perfect for summer fun
- \* Large covered outdoor entertaining area
- \* 6m x 4m shed for storage or workshop needs

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<b>Price</b>	FOR SALE : VACANT ON SETTLEMENT
<b>Property Type</b>	Residential
<b>Property ID</b>	11392
<b>Land Area</b>	697 m <sup>2</sup>
<b>Floor Area</b>	287 m <sup>2</sup>

### AGENT DETAILS

Nigel Lucas - 0413 351 603  
Jason Gayler - 0403 623 863

### OFFICE DETAILS

North Lakes  
SHOP 15 9 Discovery Dr North Lakes, QLD, 4509 Australia  
0413351603



\* Double carport and side access for extra convenience

This home is ideal for large or extended families, offering space, separation, and privacy under one roof.

A fantastic lifestyle opportunity in a sought-after pocket of Deception Bay – don't miss out!

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*