



## FOR SALE

### 1/2 ACRE LEVEL SITE WITH HOUSE - IDEAL OPPORTUNITY FOR TRADIE OR HOME BUSINESS

Invest in your families Future - arrange an inspection NOW

LOOKING FOR MORE SPACE - Ideal for Tradesman or Home Based Business - plenty of storage and open space - STILL WANT TO BE CLOSE TO NUMEROUS PRIVATE & STATE SCHOOLS, Public Transport (Rail + Bus) & Moreton Bay marine facilities. Turn this into a Life style , family convenience AND GREAT OPPORTUNITY TO LIVE IN & KEEP AS A RETIREMENT PROJECT to " Develop When you're ready"..... This property is Code accessible for Subdivision - now or in 20 years.

Property consists of :

- \* 4 bedroom residence - House has great private, outdoor sunny entertaining courtyard with room for pool.
- \* 95 Mt level Road Frontage
- \* All services connected
- \* Opportunity to acquire a large block in center of Ormiston, has room to add/increase storage facilities with over 1,000 m2 of usable " vacant land" -
- \* large 12 x 6 Mt storage shed with room to extend or add an office (9 mt in from boundary)
- \* lots of space to accommodate all trade tools & associated equipment, cars, trucks, Utes, Boats , Bikes, Caravans - and all the associated materials that come with a business or Hobby. If you have it you will be able to accommodate it all on this block

Stroll to Ormiston Railway Station, Ormiston State School, local shops, minutes to Ormiston College, minutes to Moreton Bay foreshore parks, Cleveland CBD & Raby Harbour restaurant precinct.

25 km to Brisbane CBD, approx. 25 minutes to Brisbane Airports (Domestic & International), 1 hour to Gold & Sunshine coast beaches.

Long term Owners are retiring and willing to negotiate & discuss all opportunities of mutual benefit.

Don't Delay - Phone Kevin TODAY - 0405 563 820

AGENTS AVAILABLE 7 DAYS INSPECTIONS BY APPOINTMENT

4 BED | 2 BATH | 5 CAR

PRICE:

By Negotiation

OPEN FOR INSPECTION:

N/A



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