

2 BOORALA CRESCENT EIGHT MILE PLAINS



## FOR SALE

### STUNNING HOME & WITH DUAL LIVING POTENTIAL!

#### High, views & breezy:

You will be impressed with the style, local views and space this modern home with 4 bedrooms plus 2 living area up stairs and large rumpus room downstairs has to offer. It is in a family-oriented area, suited on the corner of Boorala Crescent & Maroo Streets and for you to move in and enjoy immediately. And you have a big entertainment area on back yard. Backyard got a BBQ area with covered facility to enjoy your function and party at your home.

#### Great location:

This home is in a high location, nested into the side of a ridge so you can enjoy local views. It is close to; public transport, cinemas, Garden city shopping & schools. Access to M1 & Logan Motorway is only a short drive away. Within 7 minute drive are, Nathan University, Rochedale High Schools & Macgregor High school. This family oriented area is served well by local parks, restaurants, garden city centre and local shops

#### Enjoyment:

This is not another ordinary house. As soon as you enter via the front security door the open plan living area greets you. Open plan living maximises the use of available space making this layout perfect for entertaining, indoor and out. Enjoy special evenings in these open and inviting spaces while entertaining family and friends at the covered backyard. The land size is about 617 sqm2 giving space for your children and pets to frolic endlessly. Do not delay!

#### Investors:

This home was previously rented for \$510 per week as a whole house. It is freshly house giving you potential for an improved yield. Down stair a potential granny flat which maximize the rental income

#### Features:

Bedrooms: 4 (Master bedroom has en-suite)

Bathrooms: 2

Carport: 4

Extra car spaces: 4

Security screens and security doors

Air-condition and fans to all bedroom.

617 Sqm2 of land size

4 BED | 2 BATH | 4 CAR

#### PRICE:

Contact Ash Payman

#### OPEN FOR INSPECTION:

N/A



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