



# SOLD

## SUPER CONVENIENT LOCATION & URBAN VILLAGE LIFESTYLE

With a vibrant cafe culture, award winning bars and restaurant precinct all within walking distance of your apartment you would think - "inner city". But this is Nundah and Nundah is the new New Farm. Welcome to 3/77 Eton St, Nundah. Imagine having friends come over and walking down to Nundah Village to enjoy dining at the Royal Hotel or share pizza, Mexican or Thai at the local dining venues. The super convenient location also means you can hang the car keys up as train and bus transport to the city is only a 5 minutes walk away.

The open plan design opens onto a large East facing balcony which captures natural light and summer breezes. A perfect place for relaxing on the weekend or enjoying a morning cuppa. With ample cupboard and bench space in the recently upgraded kitchen you'll want to explore your master chef cooking skills.

With parking for two cars - a lockup garage and carport - there is plenty of options for secure storage or parking for his and hers.

3/77 Eton St offers a great start for First Home Buyers in a popular urban village precinct, close to key transport hubs and schools. Join the urban revolution and ride Nundah's future growth.

- Sunny easterly aspect
- Recently upgraded kitchen
- Dishwasher space
- Light filled, open plan living/dining area
- Large sunny patio
- Split system AC to main living area and main bedroom.
- Main bedroom has own private balcony
- Both bedrooms with builtin robes
- Walk to bus & train transport, shops, schools, Nundah Village
- 1 car lockup garage and 1 carport

2 BED | 1 BATH | 1 CAR

PRICE:  
\$299,000

OPEN FOR INSPECTION:  
N/A



**Don Hannay**  
0411222505

don.hannay@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)



Internal	64sqm
External	16sqm
Garage	18sqm
Ceiling Ht	2.4m
Total lots	8
Built circa	1982



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

The information and schematic floor plan layout is provided in good faith. Any representations of dimensions and floor area are approximations or estimates only and provided as a guide.