



FOR SALE

BRILLIANT FIRST HOME OR INVESTMENT

If you've been searching for a conveniently located, low-maintenance home to call your own your search is over! Whether you're wanting to move in yourself or add this to your portfolio, 10 Ngungun Close offers exceptional value for money. Situated in a very quiet and protected enclave just outside the entry to Alexander Clark Park, you'll enjoy a sense of peace and tranquillity often sought but rarely found in a location just minutes from everything you could ever need.

Property features:

- 3 generous bedrooms, master with WIR and ensuite
- Master bedroom with window tint for added comfort
- Ceiling fans and built-in wardrobes in other bedrooms
- Tiled throughout main living areas and as new flooring in bedrooms
- Kitchen with quality appliances from Westinghouse and Blanco
- Living room with direct access to covered alfresco area
- Panasonic AC and ceiling fan in living room
- Dining area with direct access to courtyard
- Large main bathroom and separate toilet
- Flat, fully fenced backyard - great for kids and pets
- Single car garage with laundry at rear
- LED lighting throughout
- Security screens
- Near-new termite barrier (installed 2018)
- Recently painted roof and gutters

Location and infrastructure:

- 1 minute to Alexander Clark Park & Logan River
- 3 minutes to IGA Loganholme & local shops
- 3 minutes to PCYC Tudor Park & skatepark
- 4 minutes to Logan Motorway
- 5 minutes to M1 Motorway
- 8 minutes to Hyperdome & Bus Interchange
- 9 minutes to Logan Hospital
- 10 minutes to Griffith University
- 22 minutes to Theme Parks

3 BED | 2 BATH | 1 CAR

PRICE:

Offers over \$335,000

OPEN FOR INSPECTION:

N/A



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TOTAL APPROX. FLOOR AREA 104.3 SQ.M. (1122 SQ.FT.)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix i2017

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.