

28 PARKLANDS AVENUE  
BRIAR HILL



**SOLD**

**SUPERB 3/4 BEDROOM RESIDENCE**

3  | 2  | 2 

What a find! This superb 3 bedroom brick residence in a fabulous leafy location close to schools(Montmorency Secondary Zone) transport, shops, cafe's and restaurants and of course parklands. Set on approx 967m2 land with established gardens and landscaping. Master bedroom with ensuite and built in robes, 2 additional bedrooms with built in robes, polished hardwood flooring through out, lounge room with wood fire place keeps you warm and cosy in winter. The kitchen is complemented with Fisher and Paykel appliances including oven, ceramic induction cooktop and dual draw dishwasher, with a bay window out looking to the backyard area. The dining area opens through to the alfresco entertaining area which is brilliant for entertaining friends and family. Renovated bathroom and large laundry. Double carport plus plenty of driveway parking. This welcoming home features an additional living area at the front of the home that would suit a home office, therapy room or easily convert to a fourth bedroom. Additional features include 2 reverse cycle split air conditioning systems, ducted vacuum system, large garden shed, easy care garden and lawns.

The owners have loved living here and now its your turn. Dont miss out.

- 3 Bedroom
- Renovated bathroom
- Master with ensuite
- Hardwood timber flooring

PRICE: \$800,000

OPEN FOR INSPECTION: N/A .

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FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

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Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

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