

FOR SALE

SOLD! SUPERB HOME IN OUTSTANDING WYNNUM LOCATION!

SOLD!

Ladies and gentlemen, we are proud to present to you this truly fantastic Wynnum property!

Situated in a quiet, tree-lined street, this quality home embodies the essence of modern living.

Immaculately presented throughout, it combines open-plan living with a family-friendly layout.

The home's many appealing features include:

- * 4 spacious built-in bedrooms + additional office downstairs
- * Large master with walk-in robe, private balcony and ensuite
- * Living, dining and rumpus areas down + upstairs living area
- * Modern kitchen with big benches, central island, gas cooking
- * Ducted air-conditioning throughout, both upstairs and down
- * Private outdoor entertainment area overlooks sparkling pool
- * Tidy, low-maintenance back yard, great for the kids and pets
- * Within walking distance of the popular Wynnum Golf Course
- * Close to both Wynnum State School & Wynnum train station
- * Only 15 mins to Brisbane CBD and an hour to the Gold Coast

Folks, homes of this calibre, quality and location are highly sought-after and are selling rapidly.

The Wynnum market is running hot, so don't miss out! Call now, buy today & enjoy your future!

4 BED | 3 BATH | 2 CAR

PRICE:
SOLD!

OPEN FOR INSPECTION:
N/A



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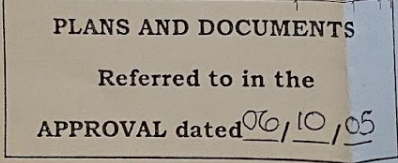
WOOD HEAD HEIGHT SCHEDULE

CODE	HEAD HEIGHT FROM FLOOR	NOTE
A	2195	NOTE NO INFILL OVER FRONT FACADE WINDOWS

TOP OF TINDER REVEAL HEIGHT 2110
STEP DOWN AT EXTERNAL DOORS
TO COUNCIL REQUIREMENTS

1700
1350 JSO

NOTE: PROVIDE ALUMINIUM SLIDING WINDOWS THROUGHOUT



NOTES:

- ⊗ DIRECT WIRED SMOKE DETECTOR
- ⊕ EXHAUST FAN PROVIDING 25 LT/SEC CL CONNECTED SIMULTANEOUSLY WITH LIGHT
- ⌒ ARTICULATION JOINT
- ⊕ FLOOR CAPPED GAS POINT
- ⊕ FLOOR TILE EXPANSION JOINT

- WRITTEN DIMENSIONS TAKE PRECEDENCE
- ALL WINDOW SIZES ARE NOMINAL
- BRICK DIMENSIONS ARE NOMINAL
- PROVIDE A 250mm DIAM. REMOVABLE INS COVER TO CEILINGS BELOW BATH & SPA

GROUND FLOOR PLAN				SHEET 2	HAND RH	Villa Arcadia		Cascade
DRAWN	CDG-#-11573	AREAS	GRND FLR	116.4 sqm	PORCH	7.4 sqm	For	Mr & Mrs PARTON
CHECKED	A-08/07/05		FIRST FLR	127.5 sqm	VERANDAH	8.3 sqm	At	
			SUB-TOTAL	243.9 sqm	GARAGE	39.8 sqm		
SCALE 1:100			OUTDOOR AREA	21.3 sqm	TOTAL	320.7 sqm	Lot 138 Moreton Avenue, WYNNUM	

CORE
 RES1/CASO
 BASE ISSUE
 25/11/04
 FACILE ISSUE
 25/11/04


**PLANTATION
HOMES**
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