



**SOLD**

## SPACIOUS & WELL ROUNDED 316M2 FAMILY GEM ALL SET IN ULTRA CONVENIENT LOCATION!

If you could dream of a picture perfect opportunity to plant the family flag and start your exciting next chapter, would it be in spacious & delectable family home that offered surprising large family separation?? Would it be in a home that boasted an amazing full length entertaining deck catching fantastic breezes and was the perfect spot for the ritual Sunday arvo family BBQ?? Would it be a home that had a huge backyard with heaps of room for the pool addition and for the kids to run amok?? Would it be in a home that was set in one of the most family friendly streets of beautiful Bray Park and was positioned in an ultra convenient location close to a selection of quality schools, shopping & direct CBD train?? Would it be a home that offers that perfect mix of functional family living with the ultimate in Queensland outdoor entertaining??

Now you can make your dreams happen!!...You only live once!! The keys are waiting!!

Features include;

POSITION POSITION POSITION!!!!... Only 35mins to the Brisbane CBD, only 2KM to the major Strathpine Shopping centre, only 1KM to Bray Park train station on the direct CBD line, only 300m to both Bray Park State School and Holy Spirit Primary, only a short drive to highway access for convenient commute to southside or only 45mins to the Sunshine coast and only a stones throw to the newly opened Petrie University!!

\* Entertainer's dream complete with a function sized deck with massive flat yard space for the kids & pets to run amok...all entrenched in absolute privacy

- \* Well rounded family home that ticks every box
- \* Perfectly set in a whisper quiet & family friendly pocket
- \* Spacious & expansive 316m2 delectable family gem
- \* Large 632m2 flat block allotment – the exclamation point on full sized family living!!

\* This home is vacant and ready to go as soon as required by the lucky new owners

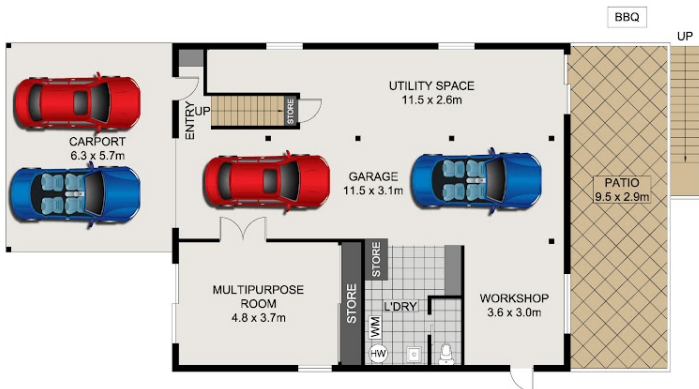
**3 BED | 1 BATH | 4 CAR**

PRICE:  
\$752,000

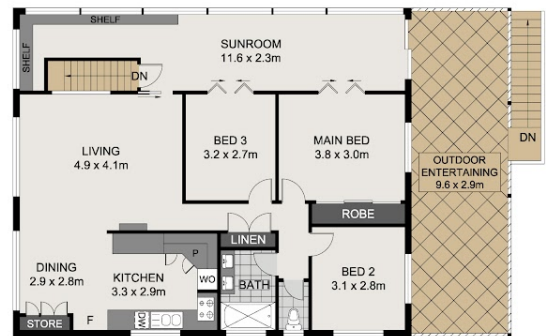
OPEN FOR INSPECTION:  
N/A



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GROUND FLOOR



FIRST FLOOR



Scale in metres, indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

INT : 154.86m<sup>2</sup>  
 EXT : 65.28m<sup>2</sup>  
 GARAGE/CARPORT : 95.58m<sup>2</sup>  
 TOTAL : 315.70m<sup>2</sup>

# 15 Nottingham Parade, Bray Park

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.