

# FOR SALE

3  | 2  | 2 

35 COUNTY LANE, MERRIMAC, QLD, 4226



**SANDRA LIEBENBERG**  
PROPERTIES GOLD COAST

## THE ONE YOU HAVE BEEN WAITING FOR!

### UNDER OFFER

Located in one of the most exciting growth areas and offering minutes to all main stream amenities, this exceptional opportunity designed to provide bright, airy interiors, sunlit outdoor areas will surely please.

Occupying a 420sqm parcel of low maintenance freestanding land with scope to add your own personal touch and capturing the essence of convenient living, this single level home, is an outstanding prospect for investors or first home buyers alike.

Privately set with double lock up auto garage in a desirably family friendly area, is less than a few minutes to shops and cafes and a selection of public and private schools, main stream shopping centres and the M1.

This property will sell fast, so don't miss out!

Please note: no recent photos were taken inside the bedrooms and lounge/living areas to respect the tenant's privacy

### Features:

\* Main bedroom with W/I and ensuite

**PRICE:**  
\$450,000

**OPEN FOR INSPECTION:**  
N/A

**Sandra Liebenberg // 0437081639**

sandra@slpropertiesgc.com.au // [www.slpropertiesgc.com.au](http://www.slpropertiesgc.com.au)

