



## FOR SALE

**FROM \$349,000 PRICE REDUCTION MUST SELL  
NEGOTIABLE LAST ONE ... 13.6 METER**

SELLER HAS REDUCED THIS LAST REMAINING BLOCK FOR URGENT SALE  
All genuine offers will be presented ... so don't let this wider frontage opportunity pass you by -  
Call us to Discuss.... AGENT AVAILABLE 7 DAYS ..  
Looking for land with a WIDER THAN 10 mt frontage. (10mt is now the std/normal small lot frontage)

This is the last one available in this elevated prime position  
Lot 2 has SOLD & building is well under way - come & meet your new neighbours.

Unique opportunity to build your Home OR an investmnt home with views to Stradbroke Island.  
Situated on the hill, east of Bloomfield St.

In a quiet established location

- Why settle for a block without a view OR great Bay breezes ?

Build to your own design or use the FREE 2 Storey House Plans included with this Sale .

WHY this block is great value.

\* Elevated 411m2 -

\* Wider 13.6 frontages - 33% wider that the Standard 10 meter blocks -

\* All services connected - ready to build

\* Allows for better side access

\* Easterly aspect

\* Cooling bay breezes

\* Also suit SMSF investors and overseas buyers..

We can also introduce you to :

\* Excellent reliable Builders

\* Finance Broker introduction -Have a Bank approval ? confirm you have the best rate available...

\* Free initial 1 hour introduction to a local Accountant

\* Eligible for Qld Government - 1ST Home buyers grant & Stamp Duty concessions...

Close to Cleveland CBD, numerous State and Private schools, > 3km to Cleveland Rail Station,

Less than 30Km to Brisbane Airport & Brisbane CBD

On the Door step of Moreton Bay marine park & Bay Islands

Don't Delay - Call Kevin Today - 0405 563 820 To meet on site and discuss all your

**4 BED | 3 BATH | 2 CAR**

**PRICE:**

Price Reduced - From \$349,000

**OPEN FOR INSPECTION:**

N/A



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