



**SOLD**

## IMMACULATEDLY PRESENTED HOME - SOLD!

SOLD!

Ladies and gentlemen, we are excited to introduce you to this outstanding residence!

Unfortunately the previous buyer was unable to obtain finance, so this MUST BE SOLD!

Situated on an elevated 454m2 block in a quiet location is this premium quality home.

With tranquil and picturesque bushland opposite, the location is peaceful and private.

The home itself is beautifully presented and has a host of appealing features, including:

- \* 4 spacious built-in bedrooms with ceiling fans
- \* Master bedroom with ensuite, air-con + walk-in robe
- \* Quality tiles and 'as-new' condition carpet throughout
- \* Well-appointed central kitchen with stone bench tops
- \* Ample storage cupboards and extended pantry space
- \* Spacious, open, air-conditioned family & dining areas
- \* Great layout flows seamlessly from inside to outside
- \* Beautifully presented and premium quality throughout
- \* Private outdoor entertainment with a tree-lined aspect
- \* Tidy, low-maintenance, presentable yards and gardens
- \* "Whisper-quiet" location opposite scenic bush reserve
- \* Elevated position in quiet spot, captures fresh breezes
- \* Short drive to local IGA + Mt Cotton shopping village
- \* Enjoy tranquil walking trails and family parks nearby
- \* Only 35 minutes to Brisbane CBD + 45 to Gold Coast
- \* Near to the best fishing and boating in the Redlands!

Folks, this is a truly quality home, and there is nothing to do but move-in and enjoy.

But you'll need to act quickly, as the market is hot and this will be extremely popular.

So don't miss out! Call now, buy today and enjoy your future! Call Ben for price guide.

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

**PRICE:**  
\$850,000

**OPEN FOR INSPECTION:**  
N/A



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43 Golden Wattle Avenue MOUNT COTTON

4 Beds | 2 Bathrooms | 2 Car Spaces | 200m<sup>2</sup> | 454m<sup>2</sup>

All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted. Plans are shown for marketing purposes only.

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.