



SOLD

STYLISH FAMILY HOME IN NORTH HARBOUR

Positioned in the sought-after North Harbour Estate, 13 Falcon Street, Burpengary East offers the perfect balance of modern living, low-maintenance appeal. North Harbour Estate in Burpengary East is one of the most sought-after and well-planned residential communities in the Moreton Bay Region. This spacious and well-designed residence features four bedrooms, two bathrooms, two living areas, and a double garage – all set on a 383m² lock in a quiet, family-friendly location.

With quality tenants in place until 9th October 2025 and a current rental income of \$650 per week, this is an ideal set-and-forget investment.

Property Features:

- 4 generously sized bedrooms with built-in wardrobes
- Master bedroom with walk-in robe and private ensuite
- Spacious open-plan kitchen, dining, and living area
- Separate second living/media room for added flexibility
- Modern kitchen with stone benchtops and quality appliances
- Split system air conditioning and ceiling fans throughout
- Family bathroom with separate shower and bathtub
- Covered alfresco area – perfect for year-round entertaining
- Double remote garage with internal access
- Fully fenced backyard with low-maintenance landscaping

Investment Snapshot:

- Tenanted until 09/10/2025
- Current rent: \$650 per week
- Rental appraisal: upon request
- Council Rates: approx. \$2,197 per annum
- Water Rates: approx. \$1,975 per annum

Situated just minutes from local schools, parks, shops, and the Bruce Highway for easy commuting, this home ticks all the boxes for families and investors alike.

Contact us today to arrange more information or register your interest. Quality homes in this location don't last long.

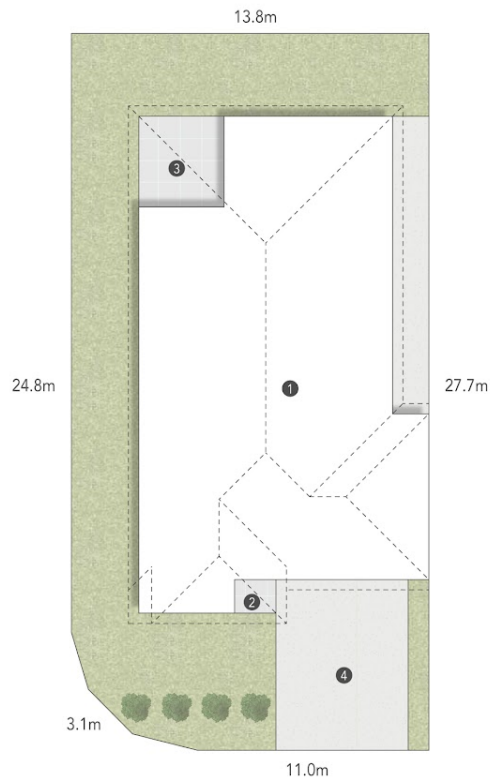
4 BED | 2 BATH | 2 CAR

PRICE:
\$836,000

OPEN FOR INSPECTION:
N/A



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SITE PLAN LEGEND

- 1. Residence
- 2. Porch
- 3. Alfresco
- 4. Driveway

**13 Falcon Street
BURPENGARY EAST**

- 383 m²
- 4 Bed
- 2 Bath
- 2 Car

Internal: 178 m²
External: 14 m²
Total: 192 m²

This is not a legal document. All measurements and images are for illustrative purposes only. Floor plans are intended to give a general indication of the proposed layout only and should only be used as such by any prospective buyer

imagescollab.

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.