



**PRICE GUIDE:** \$255,000.00

Area: 407 m2

Council Rates: \$3,500.00 p.q.

## Beautiful Home Close To The City

Beautifully and meticulously maintained. This stunning low set home with American Oak flooring to the main living areas and carpet to the three bedrooms is calling for new owners. Great opportunity to purchase within the city limits.

### The Property

- Three carpeted bedrooms
- White Plantation Shutters
- American Oak to main living areas
- Air conditioned throughout
- Functional kitchen
- Bath/Shower combination
- Fully Fenced
- Beautiful gardens
- Entertaining area to the rear of the home
- Under cover outside court yard (Retractable Awning)
- Garden shed
- Close to Palmer Street (Eat Street Dining)



**Shelly Lynham**  
0414 250 166



**Nathan Lynham**  
0427 695 162



**OFFICE**

37Thuringowa Drive, Kirwan  
**07 4723 3222**

# 37 Brooks Street RAILWAY ESTATE

residence 69m<sup>2</sup>  
 carport/laundry 33m<sup>2</sup>  
 porch 9m<sup>2</sup>  
**total area 111m<sup>2</sup>**

