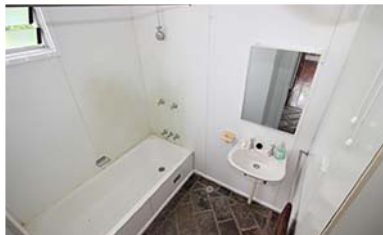


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ELEVATED, TROPICAL PRIVATE & AFFORDABLE

1 Nandina Court, Leanyer



\$425,000

2 CAR | SHED | SPA

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FEATURING

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ELEVATED, LIGHT AND BREEZY
ROOM TO GROW FOR A FAMILY
LARGE YARD WITH NO EASEMENTS
2 STREET ACCESS WITH DOUBLE GATES
NEW 1.8 CHAIN MESH FENCING
CORNER BLOCK
3 BEDROOMS & 1 BATHROOM
SECURE COVERED PARKING
BIG COVERED ENTERTAINING AREA
ROOM TO ENCLOSE A 2 x 1 GRANNY FLAT
2 x STORE ROOMS
SPA
TIDY PRESENTATION
JUST PAINTED
POLISHED TIMBER FLOORS

THE HOME

Easy care living elevated home, offering 3 generous bedrooms, 1 bathroom, also providing free flowing open plan dining to the tidy kitchen.

Split air conditioners in all rooms and living area.

THE BUILDING

Elevated, home, fully coded and built in 1982.

Metal roof

Front verandah

Covered under building for entertaining

Secure covered parking with room for a boat & lots of cars in the yard

THE BLOCK

Level, huge 808m²

Fully fenced and dry block

Tropical gardens and lawn with 2 storerooms for the bikes, mower & tools or even a sleep out for the kids or guests.

THE LOCATION

Close to school, shops & bus

THE PRICE

Real value in the low \$400,000s which was set by an independent valuation company for accuracy and guaranteed to pass by the buyer's bank.

FIRST HOME BUYERS PAY NO STAMP DUTY HERE AND MAY GET A \$10,000 GOVERNMENT GRANT FOR RENOVATIONS OR ADDITIONS!

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