



## Kedron, 4/37 Ramsay Street

MODERN UNIT LOCATED CLOSE TO SCHOOLS & SHOPS  
& EASY ACCESS TO TUNNELS !

Set in a small complex of only 5, this renovated two bedroom unit is situated in the Kedron & Wavell Heights State School catchments, plus it's within easy walking distance close proximity to public transport, local amenities, Airport Link Tunnel & hospitals. The new Coles Kedron is within easy walking distance around the corner and Westfield Chermside a short 5 min drive or bus trip away.

Live here and the features you'll enjoy are:

- Renovated kitchen with great storage + dishwasher
- Open plan living area with air conditioning and ceiling fan
- Two spacious bedrooms, master bedroom with ceiling fan
- Very spacious, modern bathroom



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

**LEASED**

2

1

1

**For Lease**

Please Call

**View**

[ljhooker.com.au/164VF4N](http://ljhooker.com.au/164VF4N)

**LJ Hooker Stafford**  
**(07) 3357 1888**

- Covered north-facing balcony
- Single lock up garage

You'll love it's close proximity to public transport, local amenities, Airport Link Tunnel & hospitals, so come along to the inspection this weekend!

**\*\* PLEASE READ CAREFULLY \*\***

- \* To arrange an inspection click GET IN TOUCH and submit your details, we will reply with inspection information.
- \* Open Homes are usually on Saturdays and the time will be published as soon as it is confirmed.
- \* To apply online copy & paste this link in your browser <https://applyonline.ljhookerstafford.com.au/>. We do not accept IForm applications.



### BEFORE YOU ATTEND A PROPERTY INSPECTION WITH OUR TEAM...

1
DO YOUR RESEARCH AT HOME

Have you looked at the photos online & read the advertisement carefully? Have you watched the virtual tour if available. Does the property have the features you need?

2
CHECK OUT THE AREA

Have you driven by the property? Does the area suit you? Is the property located where you want or need to be? Is it handy to the amenities you are after? eg train, shops etc.

3
BE INFORMED

Does the "available date" line up for when you need to move? For most properties you will need to move in within 2 weeks of the available date. Is the advertised rent within your budget?

4
CALL US IF YOU HAVE QUESTIONS

If you have any questions about a property and its suitability for you, please call us on 3357 2999 **BEFORE** you come for a inspection. Thankyou!

TO ENSURE INSPECTIONS CAN BE CARRIED OUT WITH THE HEALTH & WELL-BEING OF YOU, OUR TEAM & OUR COMMUNITY, WE ASK YOU TO RESPECT THESE RULES

## More About this Property

Property ID	164VF4N
Property Type	Unit
Including	Air Conditioning Balcony Dishwasher Built-in-Robes

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Note:  
While every endeavour has been made to verify the correct detail in this brochure, neither the Agent nor Seller or contracted Illustrator accept liability for any error or omission. Prospective Buyers should make their own enquiries and form their own judgement on this property.