



## Murrumba Downs, 8 Matilda Court

Enjoy your peaceful Oasis!

What a location! Sitting in a quiet cul-de-sac this home is a short walk to Murrumba Downs train station, schools, parks and Westfield North Lakes. In good condition, the brick and tile home has just been freshly painted with fresh carpet laid in the bedrooms. Not to mention side access on both sides of the house and the large under cover double bay shed perfect to store all your outdoor needs or to be used for entertaining purposes.

### PROPERTY FEATURES:

- Three bedrooms featuring ceiling fans and built-in wardrobes.
- Kitchen equipped with electric cooking, freshly painted benches, cupboards, and drawers.
- Air conditioning in the living area and master bedroom.
- Ceiling fans in the dining and lounge areas.
- Generous laundry with sliding door access to the covered pergola.
- Bedrooms carpeted throughout.
- One bathroom with a separate shower and bath, ideal for children.



**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.



**For Lease**  
Please Call

**View**  
[ljhooker.com.au/261RF39](http://ljhooker.com.au/261RF39)

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**(07) 3204 4666**

- Fully fenced large backyard with car access on both sides.
- Expansive double bay shed that doubles as an outdoor entertainment area.

**LOCATION:**

- 0.58km to Living Faith Lutheran Primary School
- 0.95km to Griffin State School
- 1.2 to Murrumba State Secondary College
- 1.37km to Undurba State School
- 1.4km to Murrumba Downs Train Station
- 2.4km to North Lakes Westfield

Water Charges Apply

**Disclaimer:**

\*\*\* INSPECTIONS are a MUST before applications can be submitted \*\*\*

To arrange an inspection please click on the register to inspect tab or book inspection tab, this will then prompt you thorough to show inspection times or email you a link to arrange inspections. Should times not be available you will be notified as soon as more times are released or inspections become available again.

We accept our LJ Hooker Kallangur application forms and applications from 2 Apply ONLY. Other application platforms (1form, Ignite, Snug etc) are not accepted.

Once you've registered for an inspection or inspected, you'll receive an email with links to both of the above application forms.

## More About this Property

<b>Property ID</b>	261RF39
<b>Property Type</b>	House
<b>Land Area</b>	696 sqm
<b>Including</b>	Air Conditioning Toilets (1) Built-in-Robes Fully Fenced

**Elizabeth Stewart**

Property Investment Manager | estewart@ljh-kallangur.com.au

**Kirsten Kopittke 0437 047 253**

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