



62 Eton Avenue, Boondall




LIGHT-FILLED LIVING IN THE SOUGHT-AFTER BOONDALL ESTATE

Positioned in the highly desirable Boondall pocket, this well-presented family home offers space, comfort, and convenience on a generous block with side access and a large backyard.

Filled with natural light throughout, the home features four bedrooms, two bathrooms, spacious living areas, and excellent indoor-outdoor flow, making it perfect for growing families, first-home buyers, or investors alike.

The spacious master bedroom includes a private ensuite, built-in wardrobe, and split-system air conditioning. Three additional bedrooms are serviced by the main bathroom, complete with a bathtub and separate toilet. Three of the four bedrooms feature built-in wardrobes.

At the heart of the home, you'll find a functional kitchen equipped with an electric oven, 4-plate cooktop, dishwasher, and ample storage, overlooking the dining and meals area. A separate lounge room provides additional living space, while split-system air conditioning in

4  2  1 

FOR SALE
INVITING ALL OFFERS

VIEW
Sat 20th Jun @ 12:15PM - 12:45PM

AGENTS
Wayne Cornell
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AGENCY
LJ Hooker Albany Creek | Warner
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Interested parties must rely solely on their own enquiries.

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the living area ensures year-round comfort.

Step outside to the covered entertaining area, perfect for hosting family and friends while overlooking the expansive backyard. Side access offers added convenience for trailers, boats, or additional vehicles.

Property Features:

- 4 bedrooms, 2 bathrooms, 1-car accommodation
- Master bedroom with ensuite, built-in robe & air conditioning
- 3 bedrooms with built-in wardrobes
- Main bathroom with bathtub and separate toilet
- Light-filled lounge, dining and meals areas
- Kitchen with electric oven, 4-plate cooktop & dishwasher
- 3 split-system air conditioners
- Covered outdoor entertaining area
- Large backyard with side access
- Single remote lock-up garage
- Positioned in the popular College Green North Estate

Conveniently located approximately 5 - 10 minutes' walk to Boondall Train Station, with easy access to schools, shopping centres, parks, and major transport links, this is an opportunity not to be missed.

Contact us today to arrange your inspection.

Disclaimer:

"Information contained on any marketing material, website or other portal should not be relied upon. You should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property."

We have taken all reasonable steps to ensure the information contained in this advertisement is accurate at the time of publication. However, we accept no responsibility & disclaim all liability for any errors, omissions, inaccuracies or misstatements. You are encouraged to attend an inspection to satisfy themselves as to the suitability of the property and to verify the information provided in this advertisement.

"LJ Hooker Property Connections also offer a property management service. If you're considering renting your property, are looking to buy or would like a free review of your current portfolio, please call our main office on (07) 3264 9000."

MORE DETAILS

Property ID	1UEZF1H
Property Type	House
Land Area	470 m2
Including	Ensuite
	Air Conditioning
	Toilets (3)
	Alarm
	Deck

Wayne Cornell 0410 405 031

Sales Consultant | wcornell.albanycreek@ljhooker.com.au

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All dimensions are approximate; they may be subject to errors and inaccuracies, and no liability will be accepted.
Plans are shown for marketing purpose only.

 4
  2
  1
  471m²

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