



412/428 Hamilton Road, Chermside

## MODERN LIVING, CONVENIENCE ON OFFER!!

Located in "Quadrant Apartments", Chermside, this north facing, contemporary two bedroom, two bathroom apartment is within walking distance to Westfield Chermside, a major shopping and restaurant precinct as well as a major transport hub connecting you with the CBD and surrounding suburbs. This fantastic unit still sets the standard for low maintenance apartment living in Chermside.

Additional features include:

- Expansive open plan living and dining area
- Modern kitchen with stainless steel appliances and stone tops
- Covered balcony flowing from the living area & both bedrooms
- Air-conditioning in living area
- Security intercom & Lift access
- Barbecue area in the complex
- Secure car space
- Previously rented for \$650pw
- Body corporate fees approx \$5,415 pa

This unit would suit first time buyers, looking to get their foot into the market, downsizers and investors alike. This unit would make a great addition to your property portfolio.

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**FOR SALE**  
OFFERS OVER \$699,000

**VIEW**  
Tue 7th Jul @ 12:00PM - 12:30PM

**AGENTS**  
Nathan Johnson  
0434 101 821  
nathan.johnson@ljhooker.com.au

Harry Harris  
harry.harris@ljhooker.com.au

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

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We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

On offer you have Westfield Chermerside, an array of shops, restaurants, cafes and cinemas to choose from. Such a sought after location also boasts a selection of parklands, bikeways and easy access to the Prince Charles and Holy Spirit hospitals. With Kedron-Wavell Services Club and Chermerside Aquatic Centre only a stone through away you will be able to sit back, relax and enjoy the lifestyle!

Don't delay, contact Nathan Johnson 0434 101 821 to inspect this property today.

## MORE DETAILS

Property ID	1F57F4N
Property Type	Unit
Including	Balcony Dishwasher Built-in-Robes

### Nathan Johnson 0434 101 821

Sales & Marketing Consultant | [nathan.johnson@ljhooker.com.au](mailto:nathan.johnson@ljhooker.com.au)

### Harry Harris

Sales Associate to Dean Hamilton | [harry.harris@ljhooker.com.au](mailto:harry.harris@ljhooker.com.au)

### LJ Hooker Stafford (07) 3357 1888

205 Stafford Road, STAFFORD QLD 4053

[stafford@ljhooker.com.au](mailto:stafford@ljhooker.com.au) | [stafford@ljhooker.com.au](mailto:stafford@ljhooker.com.au)





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Chermside**



**FLOOR AREA SIZES**

Internal	71.1m <sup>2</sup>
External	18.3m <sup>2</sup>
Car Space	13.0m <sup>2</sup>
<b>TOTAL</b>	<b>102.4m<sup>2</sup></b>

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement.

These plans are for representation purposes only. Provided by primepixels.com.au

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