



LJ Hooker Emerald



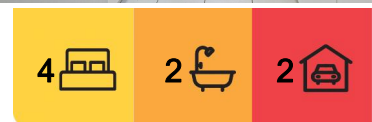
## Emerald, 10 Forrest Lane

### Spacious Family Living in Moodewarra Estate

Nestled in the sought-after Moodewarra Estate, this well-presented four-bedroom home offers comfort, functionality, and room for the whole family. Positioned in a flood-free location and designed with modern living in mind, this home provides both indoor and outdoor spaces ideal for relaxed living and entertaining.

#### Key Features:

- \*Master bedroom complete with walk-in robe and ensuite
- \*Built-in wardrobes to all remaining 3 bedrooms
- \*Air conditioning and ceiling fans throughout
- \*Expansive main living area
- \*Well-appointed kitchen with generous dining area
- \*Covered outdoor entertaining area
- \*Double lock-up garage
- \*Fully fenced yard with side access - perfect for a truck, trailer, or boat



**For Sale**  
OFFERS ABOVE \$395,000

**View**  
By Appointment

**Contact**  
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**LJ Hooker Emerald**  
**(07) 4987 5355**

**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.

- \*Pet-friendly layout
- \*Flood-free allotment

Rental Information:

- \*Company Lease
- \*Lease end - 21/08/2025
- \*Last Rental Increase - 22/08/2024

Whether you're upsizing, investing, or entering the market, this property offers a great opportunity in a family-friendly location. This home won't last long so call LJ Hooker Emerald today to arrange your viewing!

Disclaimer we have in preparing this advertisement used our best endeavors to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Interested parties should make their own enquiries to verify the information contained in this advertisement.

## More About this Property

<b>Property ID</b>	W6KFJ0
<b>Property Type</b>	House
<b>House Size</b>	140 m2
<b>Land Area</b>	691 m2
<b>Including</b>	Air Conditioning Toilets (2) Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage

**Brenda Logovik 0418 711 507**  
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