



## Ferny Grove, 5/82 Bergin Road

OPEN HOME CANCELLED !!!

You will love the peace and tranquility of this affordable 4 bedrooms rendered brick home with multiple living areas, 2 bathrooms, 2 car garage set in a sought after secure private gated community. So close to everything including train and the soon to be completed Ferny Grove Central with Woolworths, Cinemas and an abundance of Cafe's and restaurants within walking distance.

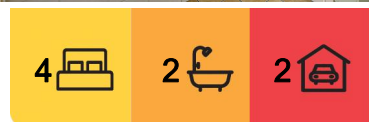
This lovely lowset family sized home is located in the "Bergin Green" exclusive gated community, perfect for families, first home buyers, downsizers or investors.

Features include:

- \*Four built-in bedrooms; master with WIR and ensuite
- \*Level 454m2 block, a perfect blank canvas
- \*Multiple indoor and outdoor living areas



**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 Sale**  
OFFERS OVER \$895,000

**View**  
[ljhooker.com.au/1CD6F4N](http://ljhooker.com.au/1CD6F4N)

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**LJ Hooker Stafford**  
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- \*Tiled open living and dining with airconditioning
- \*Large functional plenty of cupboards and dishwasher
- \*Modern bathroom with separate toilet
- \*Double car lockup garage
- \*Internal laundry
- \*Covered patio area at rear
- \*Sought after private secure gated estate
- \*Currently rented at \$695 per week until 19th January 2025
- \*950m to train, 700m to local shops and 500m to Ferny Grove State school
- \*13.5km to CBD

This wonderful child friendly area boasts great primary and high schools, day care facilities, local shopping centre, train station, tavern, bowls club and soon to be completed Ferny Grove Central development. providing commuters with a leisurely 25-minute ride to the heart of the CBD.

Ferny Grove offers you the best of both worlds with all of the modern conveniences within the community as well as being within minutes to the state forest with an abundance of walking tracks as well as other recreational activities. You'll love living here.

## More About this Property

Property ID	1CD6F4N
Property Type	House
House Size	168 m²
Land Area	454 m²
Including	Ensuite Toilets (2) Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced

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**5/82 Bergin Rd,  
Ferny Grove**



**FLOOR AREA SIZES**

Internal 133m<sup>2</sup> | External 20m<sup>2</sup>

Garage 35m<sup>2</sup> | Shed 5m<sup>2</sup>

**TOTAL 193m<sup>2</sup>**

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 primapixels.com.au