






Sold

45 Cambridge Crescent, Fitzgibbon

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## SOLD OFF MARKET BY DANIEL WATERS

Set on a whisper quiet street in a highly sought after pocket of Fitzgibbon, this beautifully appointed lowset home will appeal to a buyer seeking something so much better than the average.

The spacious floorplan includes 4 sizeable bedrooms (all air-conditioned), open plan living/dining area, a large, upgraded kitchen with Island bench and modern appliances, a two-way bathroom and a covered alfresco entertaining area which overlooks a decent sized backyard.

The 415sqm block is fully fenced and provides a lawn and garden perfect for families and pets. Buyers needing car accommodation will appreciate the single lock-up garage.

The home's high standard of presentation and wonderful floorplan are complemented by its coveted location, which is tucked away in an ultra-private and safe pocket, yet is within a short 5-minute drive of Bracken Ridge Plaza (Coles) and walking distance to Taigum Shopping Centre (Coles & Aldi). Positioned within the tightly held enclave of Fitzgibbon, the location is within approximately 14km of CBD, a short drive from Westfield Chermshire Shopping Centre and

**FOR SALE**  
For Sale Now

### AGENTS

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### AGENCY

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 **LJ Hooker**

provides easy access to the Brisbane Airport, Sunshine Coast and Gold Coast.

The Carseldine train station is within a 5-minute drive of the home and buses also operate within short walking distance. Being a family friendly location, there are a variety of excellent public and private schools within a convenient distance, including the recently completed Holy Spirit Catholic High School, which has further amplified demand within this high growth pocket. Additionally, the popular retail development known as the "Nest" is around the corner and provides a coffee shop, restaurants, childcare and retail specialty stores.

## **MORE DETAILS**

Property ID	3BMXF1R
Property Type	House
Land Area	415 m2

### **Daniel Waters 0412 847 849**

Business Owner, Sales Consultant and Registered Valuer |  
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