



29 Songbird Circuit, Flagstone

## Smart Investors apply here

### PRIVATE VIEWINGS ONLY

This one will tick all the boxes!




Perfectly positioned in a beautiful part of Flagstone, you'll love being close to local bike tracks, a children's park, and within walking distance to both the school and daycare. Flagstone is fast becoming the place to buy if you're chasing strong growth and an amazing community lifestyle.

Rental appraisal 600.00 pw - Tenant in place, so looking for an investor

Due to property being tenanted the property has been virtually dressed

### Inside features:

- 3 bedrooms with built in robes
- large study/ 4th bedroom as it has a smoke alarm installed
- Open plan living / 4th bedroom/ large study
- Master suite with built in robe, ensuite & air-conditioning
- Diamond-grill security screens to doors & windows
- Spacious open plan living with soaring pitched ceilings & loads of natural light
- Well-appointed kitchen with stone benchtops, 900mm gas hob,

4  2  2 

### FOR SALE

Please Call

### AGENTS

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### AGENCY

LJ Hooker Flagstone  
1300 352 478

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.



electric oven & rangehood

- Log fire for cosy winter nights
- Security cameras wired with no monitor or hard drive
- Double garage with remote entry
- Blinds & drapes throughout
- Large stacking doors opening to alfresco

Outside features:

- Massive alfresco area &ndash; perfect for hosting Christmas this year
- Fully fenced 455m<sup>2</sup>; block
- Small garden shed & raised planters
- Plenty of off-street parking
- Built in 2015 by Burbank homes

Property Conveniently Located Near:

- Bus Stop
- Community Centre
- Multi-million-dollar adventure park and water park
- Super cool Pirate Park
- Coles, Woolworths, and Aldi
- Fantastic eateries
- 2 bakeries
- Gyms
- Medical services
- Butchery
- Swim school
- Vets
- Schools & Early Learning Centres
- Flagstone Tavern & Bottle Shop
- And so much more!

Whether you're upgrading, investing, or looking for your forever home, this property ticks all the boxes. Enquire today to arrange your private viewing!

Disclaimer:

All information provided has been obtained from sources we believe to be accurate; however, we cannot guarantee its accuracy and accept no liability for any errors or omissions (including, but not limited to, a property's land size, floor plans and size, building age, and condition). Interested parties should conduct their own enquiries.

## MORE DETAILS

Property ID	H3J0B
Property Type	House
Land Area	455 m <sup>2</sup>

**Chyerl Pridham 0407 544 293**

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