



Boundary markings are approximate

LJ Hooker



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## Mount Cotton, 72 Hibiscus Drive

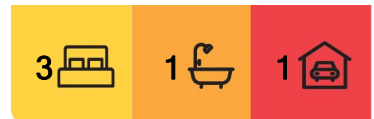
SOLD BY NYREE EWINGS

IF YOU'VE BEEN SEARCHING FOR AN AFFORDABLE FIRST HOME, INVESTMENT OR DOWNSIZING AND PREFER LOW MAINTENANCE LIVING THIS IS THE BEST VALUE HOME ON THE MARKET!!

- \* 2 separate living areas - lounge/dining and second living room
- \* 3 bedrooms all with built-ins and access to semi ensuite/family bathroom
- \* Covered entertaining area overlooking rear yard
- \* Single garage with room for extra parking on driveway
- \* Room for the kids and pets to play

RARELY AVAILABLE AT THIS PRICE - ADD YOUR OWN STYLE AND TASTE OVER THE YEARS AND WATCH YOUR VALUE GROW!!

Additional Property Information:



**For Sale**  
\$699,000+

**View**  
[ljhooker.com.au/BSUDF2S](http://ljhooker.com.au/BSUDF2S)

**Contact**  
**Nyree Ewings**  
0404 138 785  
[newings@ljhpc.com.au](mailto:newings@ljhpc.com.au)  
**Alex Mitchell**  
0418 540 179  
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**LJ Hooker Property Centre**  
**(07) 3286 2500**

**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.

- Rates \$970 per quarter including water
- Rental appraisal \$570 - \$620 pw
- Built 1995

## More About this Property

<b>Property ID</b>	BSUDF2S
<b>Property Type</b>	House
<b>Land Area</b>	399 m2
<b>Including</b>	Outdoor Entertaining

### Nyree Ewings 0404 138 785

High Performance Agent - Independent Contractor - Nyree Ewings Pty Ltd |  
newings@ljhpc.com.au

### Alex Mitchell 0418 540 179

| amitchell.cleveland@ljh.com.au

### LJ Hooker Property Centre (07) 3286 2500

152-164 Shore St West, Raby Bay, Brisbane Qld 4163  
propertycentre.ljhooker.com.au | hello@ljhpc.com.au



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# 72 Hibiscus Drive, Mount Cotton

House Area: 137m<sup>2</sup>

*Nyree Ewings*

**LJ Hooker Property Centre**



PLEASE NOTE THIS PLAN IS FOR MARKETING PURPOSES AND IS TO BE USED AS A GUIDE ONLY. ALL MARKINGS, MEASUREMENTS, AREAS, AND LAYOUT ARE INDICATIVE ONLY AND INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES BEFORE MAKING ANY DECISIONS. FLOOR COVERINGS INDICATED ARE FOR ILLUSTRATIVE PURPOSES ONLY AND MAY NOT ACCURATELY PORTRAY ACTUAL FLOOR COVERINGS OF THE PROPERTY. NO GUARANTEES ARE MADE REGARDING THE INFORMATION CONTAINED IN THIS PLAN AND NO LIABILITY FOR ANY INACCURACIES IS ACCEPTED.