



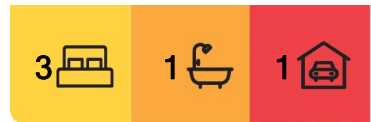
## Stafford Heights, 12 Bann Street

### RENOVATED AND ELEVATED OUTLOOK!

Nestled within a quite cul-de-sac setting in the heart of Stafford Heights, you will find this immaculately presented high-set home that offers a lifestyle filled with convenience and relaxation.

As you enter the property you are met with a light-filled open plan kitchen, living, and dining that offers a tranquil outlook to the surrounding suburb from the homes north facing deck. The kitchen has also been updated featuring a white tiled splash back, timber benches, and stainless steel appliances. The bathroom has also been recently renovated featuring new tap ware and gorgeous white tiling throughout.

The vendors have taken every step to make the rear of the home a truly unique entertaining space, with a newly installed patio, updated planter boxes, and newly landscaped gardens!



**For Sale**  
OPEN TO OFFERS

**View**  
[l.jhooker.com.au/1C6NF4N](https://l.jhooker.com.au/1C6NF4N)

**Contact**  
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**LJ Hooker Stafford**  
**(07) 3357 1888**

**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.

## FEATURES:

- + Open planned kitchen, living, and dining space.
- + Renovated kitchen with stainless steel appliances, ample storage space, and a sleek modern design.
- + Polished timber flooring throughout.
- + Fans throughout, with split-system A/C in the primary bedroom and living space.
- + Renovated bathroom fitted with high-quality fixtures and fittings.
- + Covered rear deck with a breezy aspect.
- + Recently repainted internally and externally.
- + Ground floor laundry and under-croft.
- + Patio space toward the rear.
- + Newly landscaped gardens.
- + Elevated and north facing fully fenced 607m2 allotment

A home of this calibre within a location such as Bann St will not last long! Call Dean and Harry today for the sales report and rental appraisal!

## More About this Property

<b>Property ID</b>	1C6NF4N
<b>Property Type</b>	House
<b>Land Area</b>	607 m <sup>2</sup>
<b>Including</b>	Air Conditioning Deck Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced

### Dean Hamilton 0400 799 447

Independent Contractor - Dean H Pty Ltd | dean.hamilton@ljhooker.com.au

### Harry Harris 0420 873 322

Sales Associate to Dean Hamilton | harry.harris@ljhooker.com.au

### LJ Hooker Stafford (07) 3357 1888

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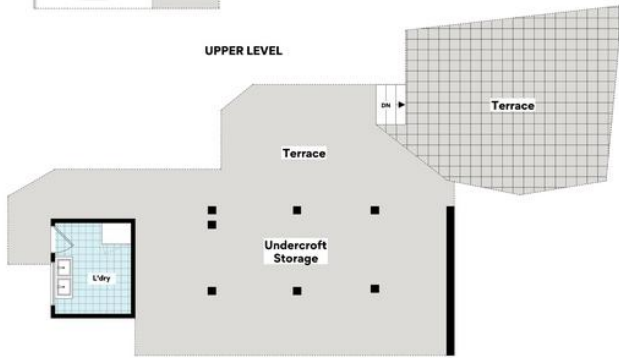


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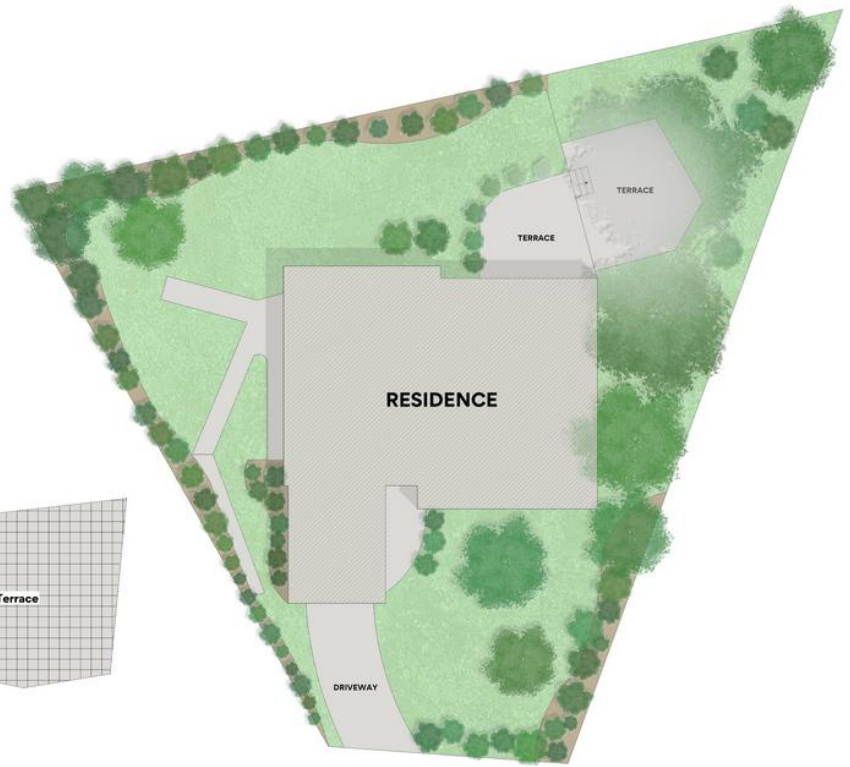
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UPPER LEVEL



LOWER LEVEL



## 12 Bann St, Stafford Heights

**FLOOR AREA SIZES**

Internal 93m<sup>2</sup> | External 120m<sup>2</sup> | Carport 17m<sup>2</sup> | **TOTAL 230m<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 primepixels.com.au