

**109 Nottingham Street, Kippa-Ring, Qld 4021**

**House For Sale**

Saturday, 6 April 2024

109 Nottingham Street, Kippa-Ring, Qld 4021

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 704 m2**

**Type: House**



Andrew Reibelt

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## Upcoming Auction

This wonderful position at the end of a no through road, with the back drop of the local nature reserve providing the delightful tunes of local birdlife and even the occasional kangaroo visitor. The house is spacious with multiple living areas and private separation for the main bedroom, walk in robe and en-suite. Safe and secure, with full security screens and fenced on all sides. Needing some tender loving care to bring back to former glories but the effort will be well worth it. A coat of paint, some new floor coverings and some creative thoughts will make this an unbeatable future package combined with the large block and excellent locality. The old saying of "Put in the effort and reap the rewards" may never be a more accurate statement! Storage is ample throughout the home with extra space galore for everything you need tucked away. Plus the large double garage and garden shed at rear add to the package. All rooms also have built-ins. Truly a great place to raise kids as they can play safely in the spacious yard or even out the front as there is no fear of that speeding passing car. Also coming complete with a bath for the little ones to enjoy a tub in the main bathroom. There is also ceiling fans and air-conditioning to keep the temperature right all year round. All of this is only a 10 minute drive to the waterfront at Redcliffe, shopping at North Lakes and easy access to the highway North and South if travel is on the agenda. Local school option distance are literally measured by metres rather than the normal kilometres. Imagine giving your children the opportunity to walk to school like we did "Back in the day". The Kippa-Ring Train station is within walking distance as well making this locality a pure convenience to enjoy. We are absolutely committed to selling this one so don't delay. Upcoming Auction No Date Set Yet! Owner's instructions are clear - "Present All Written Contracts ASAP"