

**15 Frederick Place, Park Ridge, Qld 4125**



**House For Sale**

Tuesday, 12 March 2024

15 Frederick Place, Park Ridge, Qld 4125

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 401 m2**

**Type: House**



Niket Kalra

## Perfect Family Home or Investment Opportunity!

Welcome to your dream home in the picturesque suburb of Park Ridge, Queensland. This stunning 4 bedroom, 2 bathroom house is now on the market and waiting for you to make it your own. As you step inside, you will be greeted with a feeling of warmth and tranquillity, making you feel instantly at home. With a spacious floor plan and modern amenities, this property is a rare gem waiting to be discovered. Located in the peaceful and family-friendly neighbourhood of Park Ridge, this property offers the perfect balance between peaceful living and convenience. Surrounded by lush greenery and nature, this home is a haven for those seeking a peaceful and tranquil lifestyle. Yet, it is just a short drive away from all the amenities and necessities you could ever need. The moment you drive up to this property, you will be captivated by its stunning exterior. The well-manicured lawn and beautiful landscaping add to the charm and curb appeal of this home. As you enter the front door, you will be welcomed by a spacious hallway which lead you to the heart of the house - Main living area and its perfect for entertaining guests or simply relaxing with your loved ones. The kitchen is a chef's dream with modern appliances, including a dishwasher, providing convenience and easy meal preparation. The built-in wardrobes in all four great size bedrooms offer ample storage space, while the two bathrooms provide both luxury and functionality. With a total floor area of approximately 202.09 square meters under the roof, there is plenty of room for the whole family to spread out and enjoy their own space. - 4 bedrooms with mirrored built-ins, fans, Security screens and window coverings, Rolling Blinds- Master bedroom with walk-in robe, fan, air-conditioning and ensuite- Ensuite is complete with a shower, vanity and toilet- Air-conditioned open-plan kitchen, dining area and living areas flow out the alfresco- Light and airy kitchen with Caesarstone benchtops, Electric cooktop and oven, plenty of storage cupboards- Separate media room at the back of the home- Main bathroom with bath, shower and separate toilet- A great size back yard But the real highlight of this property is its outdoor features. Step outside into the large outdoor entertainment area and you will be blown away by the beautiful alfresco and a great size back yard. Relax with a cup of coffee in the morning or host a BBQ with friends and family, this space is perfect for all occasions. There is a great space on each side of property. The fully fenced yard offers privacy and security, making it the ideal space for kids and pets to play freely. For those who value convenience, this property has it all. With a secure parking space for two vehicles, you can rest easy knowing your cars are safe and sound. The entertainment area is also perfect for hosting large gatherings, making this home the ultimate entertainer's delight. But that's not all, this property also comes equipped with all the modern amenities you could ever need. Stay connected with high-speed broadband internet available, ideal for those working from home or for streaming your favourite shows. The air conditioning and split system air conditioning ensure that you stay cool and comfortable all year round, no matter the weather outside. This property is currently tenanted until 10/08/2024 for \$620 per week, That is really ideal for an investor but there is also a possibility for you to move in sooner. This property has a great frontage of 14.1 m2 approx. Which makes it really attractive With a land size of 401 square meters, there is plenty of space for you to bring your creative ideas to life and turn this house into your dream home. Don't miss out on the opportunity to own this stunning property in the highly sought-after suburb of Park Ridge. With its perfect balance of modern amenities, peaceful surroundings, and convenient location, this house is truly a rare find. So why wait? Your new life in Park Ridge awaits. We have in preparing this information used our best endeavours to ensure that the information contained therein is true and accurate but accepts no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers should make their own inquiries to verify the information contained herein. Contact me now for more detailed information including rental and lease details.