

**3 Ralph Street, Clontarf, Qld 4019**



**House For Sale**

Saturday, 27 April 2024

3 Ralph Street, Clontarf, Qld 4019

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 582 m2**

**Type: House**



Ben Smith

0419308570



Ben Campbell

0404001331

## For Sale

Step into a world of comfort and possibility at 3 Ralph Street, where each corner whispers tales of warmth and memories waiting to be made. Nestled in the heart of Clontarf, this charming abode offers not just a home, but a lifestyle that embraces the proximity to the beaches, parks and vibrant culture that makes this region so alluring for professionals, active retirees and families alike. As you enter, a sunlit sunroom greets you, inviting you to unwind and soak in the tranquillity of your surroundings. Perfect to be set up as the same office, this sun kissed space leads to the lounge, adorned with reverse cycle air conditioning, which beckons you to cozy up with loved ones or indulge in quiet moments of relaxation. The heart of the home, a masterfully updated kitchen, stands ready to inspire culinary adventures with ample storage and island bench. Discover two spacious bedrooms, each adorned with built-in robes for effortless organization. Both rooms are sanctuaries of comfort, offering air conditioning for year-round bliss. Retreat to the updated bathroom, boasting a shower, vanity basin, and storage, where you can rejuvenate after a long day. Additional highlights include a separate toilet, internal laundry, and an east-facing rear deck overlooking the expansive backyard, which is complete with lock up garden shed and large, covered alfresco area. Features:- Sunlit sunroom at entry- Lounge with reverse cycle air conditioning- Updated kitchen with ample storage, island bench and new appliances- Updated bathroom with shower, vanity basin, and storage- 2 spacious bedrooms with built-in robes; master bedroom with air conditioning- Separate toilet- Internal laundry- East-facing rear deck overlooking the backyard- Water tank, solar hot water, and security screens on windows and doors- 1-car carport- Fully fenced 582sqm block with ample room for extensions, a pool (STCA) Convenience is at your fingertips with shops, schools, and public transport mere moments away. Embrace the coastal lifestyle with the waterfront just a short stroll from your doorstep. For commuters, Brisbane is just a 35-minute drive, or you can jump on the train at the nearby Kippa Ring train station. Westfield North Lakes is just 20 minutes away and the hospital, Pelican Park and Peninsula Fair are within easy reach, ensuring that work and leisure are always within grasp. Move-in-ready this coastal cottage haven offers endless charm. Do not miss your chance to call this gem yours-act now and secure your piece of peninsula paradise. Disclaimer: In preparing this advertisement we have endeavoured to ensure the information contained is true and accurate. We accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.