

**31 Kroll Street, Kippa-Ring, Qld 4021**

**House For Sale**

Thursday, 13 June 2024



31 Kroll Street, Kippa-Ring, Qld 4021

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 610 m2**

**Type: House**



Danny Mailer  
0738975000



Meleah Drake  
0738975000

## Auction

Auction Location: IN ROOMS - LJ Hooker Redcliffe (45 Redcliffe Parade, Redcliffe) AUCTION - IN ROOMS LJHOOKER REDCLIFFE 4PM 11th July - 45 Redcliffe Parade, Redcliffe QLD 4020 Step inside and discover the delights of 31 Kroll Street, a charming residence nestled in the heart of Kippa-Ring, QLD. This delightful four-bedroom, one-bathroom abode offers a perfect blend of comfort, space, and convenience, appealing to buyers from all walks of life. Set upon a generous 610 square metre parcel of land, this lovely house boasts a well-designed floor plan to accommodate the modern lifestyle. The air-conditioned living and dining area provide a cool retreat from the Queensland heat, offering a serene space to unwind or entertain guests. The family bathroom is well-appointed with both bath and shower, catering to the needs of a busy household, whilst the convenience of a separate toilet and an internal laundry enhances the functionality of the home. The heart of this residence is complemented by a spacious rumpus room, which is accompanied by an additional room that could serve as a home office, playroom or guest quarters. For those who love outdoor living, the fully fenced, low maintenance yard ensures privacy and safety, providing a blank canvas for garden enthusiasts or a safe play area for children. Car enthusiasts, boating aficionados, and those requiring ample storage will be drawn to the side access, which leads to a shed perfect for tools and toys. There's also space for your cars, boats, and trailers, ensuring you have plenty of room for your recreational pursuits. Located within close proximity to local amenities, schools, and leisure facilities, 31 Kroll Street is an opportunity not to be missed. Embrace the convenience and community spirit of Kippa-Ring with this delightful family home.