



**412 Anzac Ave, Kippa-ring**



## Location, Location, Walk to Train Station!!

This brick and tile home is situated within walking distance of the newly completed Kippa-Ring train station, and four local schools both public and private. Perched high on a 607m<sup>2</sup> parcel of land, this property is a great first home or investment with lots of capital growth in the future. With updated kitchen, 3 generous bedrooms, polished timber floors and large in-ground swimming pool this property will appeal to the savvy buyer or investor.

The property features:-

- Master bedroom with ceiling fan and built-in wardrobe.
- Beds 2 and 3 with built-in wardrobe.
- Updated kitchen with oven, cooktop and rangehood and double sink.
- Lounge with ceiling fan.
- Bathroom with shower in bath and vanity.
- Fully enclosed front sunroom.
- Polished timber floors.
- Separate toilet.
- Separate laundry with second toilet.
- Large covered outdoor entertainment area.
- Double lock up garage.
- Inground swimming pool.

3 1 2

<b>Price</b>	Offers Over \$349000
<b>Property Type</b>	residential
<b>Property ID</b>	1225
<b>Land Area</b>	607 m <sup>2</sup>

### Agent Details

Nick JONES - 0439769539

### Office Details

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