



## 15 Nardoo Place, GLEN EDEN, QLD 4680

### Four Bedroom Family Home in Glen Eden!

Situated in the highly regarded Brookview Estate, Glen Eden, 15 Nardoo Place is being offered to the market for the first time since construction. Designed with space, comfort and functionality in mind, this well maintained home presents an outstanding opportunity for both owner occupiers and investors alike.

The thoughtfully designed floorplan offers four generously sized bedrooms and multiple living zones, making it ideal for families of all sizes. Positioned at the front of the home, the master suite provides a private retreat for parents and is complete with a walk in robe and ensuite. The remaining bedrooms all feature built in wardrobes and ceiling fans, with the fourth bedroom enjoying the added convenience of its own ensuite-perfect for guests, teenagers or extended family.

Catering to year round comfort, the home is equipped with ducted air conditioning throughout, while two separate living areas allow flexibility for both relaxation and entertaining.

At the heart of the home sits the contemporary kitchen, seamlessly connecting to the main living and dining spaces. Well appointed, the kitchen features a four burner gas cooktop, stainless steel oven, dishwasher, overhead cabinetry, and a generous pantry,

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P166084

**SALE DETAILS**

**Offers over \$649,000!**

**CONTACT DETAILS**

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**Jay Murray-Lowe**  
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providing ample storage and functionality for everyday living.

Outside, the property is set on a 620m<sup>2</sup> block, offering plenty of space for families to enjoy. The covered outdoor patio creates the perfect setting for entertaining, while the spacious yard provides ample room for children to play or for future landscaping potential.

Located just minutes from local schools, shops, parklands and Gladstone CBD, this home combines space, comfort and location in one impressive package. Homes in Brookview Estate are tightly held, and opportunities like this are rarely offered.

Don't miss your chance to secure a quality home in a sought after neighbourhood-contact us today to arrange your inspection.

\* Tenants in place on Fixed Term Lease @ \$580 per week until 1/06/2026

\* Last known Rental Increase 22/05/2025

\* Council Rates Approx \$3,958 per year (excluding water)

\* Body Corp Approx \$1405 per year (approx.) \* Subject to change

\* Images have been edited for the Tenants Privacy

\* Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport

- Land Area 620.00 square metres
- Bedrooms: 4
- Bathrooms: 3
- Double garage





