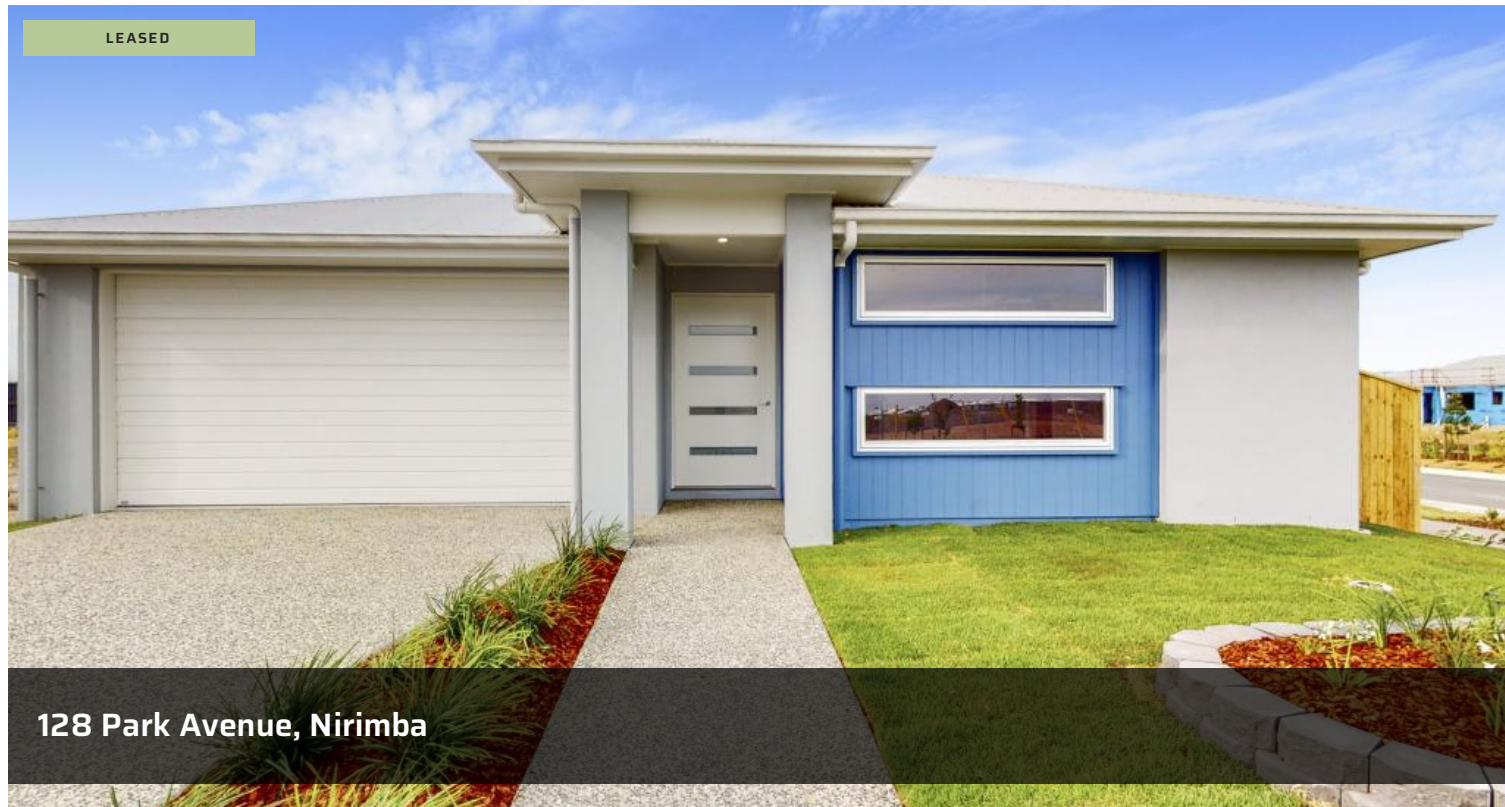


LEASED



128 Park Avenue, Nirimba



## HONEY I'M HOME!

This stunning brand new 4-bedroom, 2-bathroom double lock up garage AND separate media home is sure to tick your boxes!

This property is positioned on a spacious 487m<sup>2</sup> block with plenty of yard for the kids to play or friends and family to gather and enjoy. With the family in mind this floor plan has been carefully curated... from the main bedroom purposely located at the front of the property, to open plan living, dining and kitchen and finally the additional area off the main living - this room would be perfect for a separate kids' rumpus room, at home office or as the intended separate media room.

All the at home chefs will be delighted with the kitchen this property provides, with ample storage, mini nook style butler's pantry and plenty of bench space we are sure you will be cooking up a storm in no time.

The beautiful alfresco area streams seamlessly from the dining

 4  2  2  487 m<sup>2</sup>

**Price** \$700.00 per Week

**Property Type** Rental

**Property ID** 2504

**Land Area** 487 m<sup>2</sup>

### Agent Details

Eliza Gregory - 0437 085 148

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
QLD, 4575 Australia  
07 5438 3444

and living room with the functional bifold sliding doors. This creates a flow out affect for those gatherings such as a summertime BBQ or even a special occasion such as Christmas. The established gardens and grounds will leave you with nothing to do but move in, relax, and enjoy this safe and secure home.

Situated close to shops, local amenities, day care centers and walking distance to Nirimba state Primary school, easy access to the Bruce Highway and only a short drive to the best beaches on offer we are sure you and your family will be calling this property home in no time.

Features the code crew love:

4 bedrooms

2 bathrooms

Media room, open plan living/dining

Internal laundry with convenient access to clothes line

Roller blinds throughout

Ceiling fans throughout

Split system Air conditioning in main living

Undercover alfresco

Safe and family orientated community

BRAND NEW!

School zones

Meridan State College

Baringa State Secondary College

Nirimba State Primary School

## HOW TO INSPECT THIS HOME

1. Click Book Inspection

2. Follow the prompts

Could you kindly register every member of your household that will be attending.

If there are no inspections available or the available inspection time slots are not suitable, please enquire below as more inspection times may be available in the coming week.

Code Property Group accept applications prior to you inspecting the property.

#### HOW TO APPLY FOR THIS HOME:

1. Please head to the CODE Property Group website
2. Find the property of interest to you
3. Click the "APPLY NOW" button
4. Please fill in where indicated and follow the prompts

Please note anyone over the age of 18 that will be residing in the property, will be required to complete an application.

#### TO APPLY VIA VIRTUAL OPEN HOME:

1. Click and view the Video Tour above

If you cannot locate a video walk through, do not stress there is one on its way!

PLEASE NOTE, if you are applying for the property sight unseen, please read the terms and conditions in your tenancy application.

This property is not suitable for pets due to insufficient open space

Available date: 19/02/2024

Preferred lease term: 12Months

Tenants pay 100% of power

Tenants to maintain gardens and grounds

Tenants pay for gas supply and gas bottle hire

Property is water compliant tenants will be charged for all water

Tenants are liable to check/confirm active & acceptable internet connection at the property PRIOR to applying

#### Inspections

Booking an open home is essential, please view our website at [www.codepg.com.au](http://www.codepg.com.au) - Click on Rentals - Click on the property you would like to view and 'Book Inspections'. Please ensure

you register your details

OR

Private inspections available upon request

DISCLAIMER: The information regarding this property has been obtained directly from the owner, as such, Code Property Group does not guarantee or warrant the accuracy of such information. Interested parties should conduct independent research and due diligence to verify the accuracy of the information provided. Code Property Group takes no responsibility for any errors or omissions and cannot be held accountable for any loss or damages incurred by any party as a result of the information provided.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*