



1/32 Cross Street QUEENS PARK, WA

 4  2  2

HOME OPEN CANCELLED! UNDER OFFER!

This is it! Act fast to secure this beautiful home in one of Perth's most convenient and fast growing suburb of Queens Park. This outstanding fully refurbished residence is the ideal home for first homebuyers, growing families, retirees or investors. This highly functional floor plan boasts four good sized bedrooms, an open plan living area comprising a deluxe kitchen and meals, a paved outdoor area for that perfect space for outdoor dining, BBQ and entertainment with a low maintenance garden.

- * Four good sized bedrooms with two well-appointed bathroom
- * Deluxe Kitchen with double sink, stainless steel gas cook top with matching range hood plus oven and plenty of cupboard storage
- * Large Master Bedroom with walk in robe & en-suite
- * Three other bedrooms all generously sized with build in robes
- * Stylish porcelain tiles throughout kitchen and living area.
- * Generous sized outdoor area for your outdoor dining, BBQ and entertainment
- * Fujitsu's Reverse Cycle Air-conditioning in

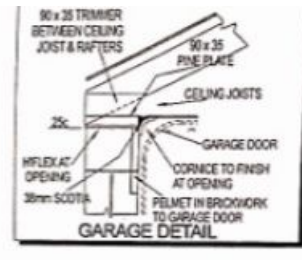
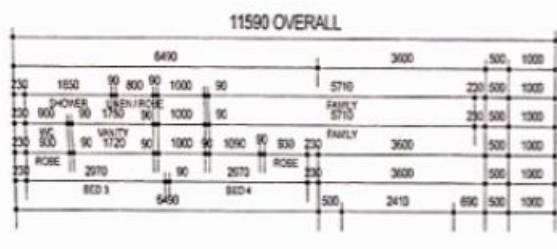
Price: \$UNDER OFFER! MORE WANTED!



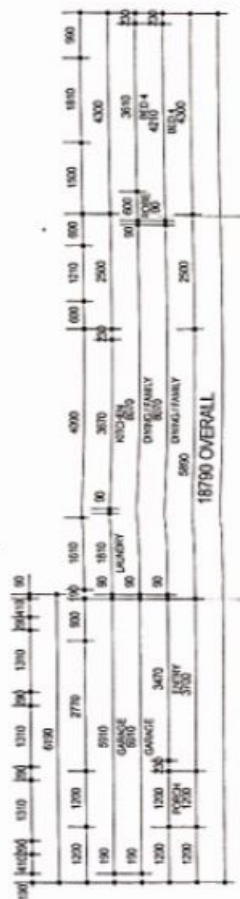
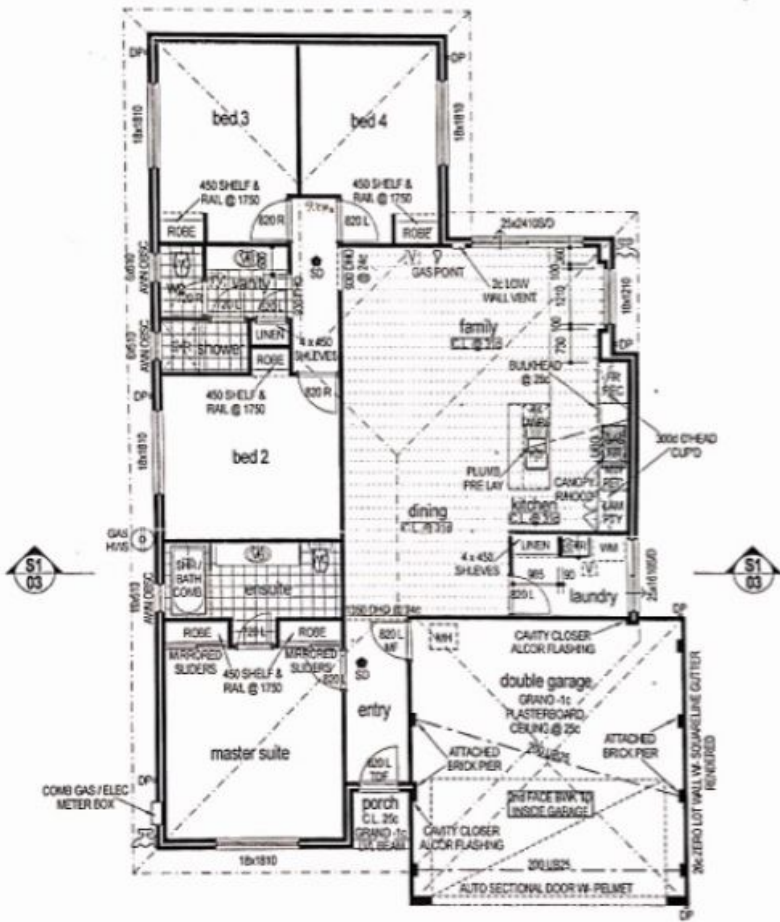
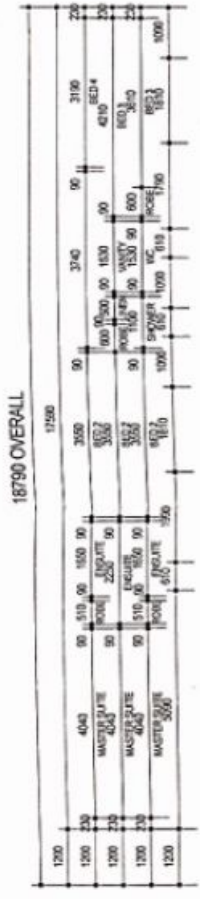
Sabrina Minic

0433 299 908

BRICK LAYER NOTE:
EXTERNAL BRICKS
TO BE 290 x 162 x 90
(1st external course to
be a 2course bricks
laid in THIRD BOND)



3
4



NOTES
EXTERNAL WALLS CONSISTS OF 230mm
WIDE CAVITY BRICK CONST. UNLESS
NOTED OTHERWISE. 90mm EXTERNAL
LEAF & 90mm INTERNAL LEAF

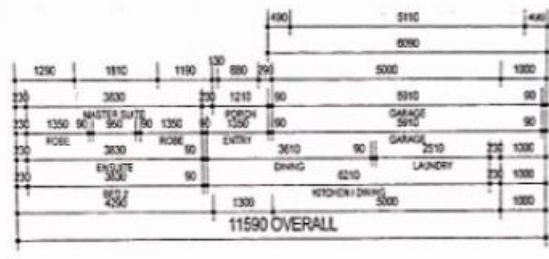
ALL INTERNAL WALLS ARE PLASTERED
UNLESS NOTED OTHERWISE.

RECTANGULAR DOWNPIPES POSITIONED
AT PLUMBERS DISCRETION. FINAL
POSITION MAY VARY TO PLAN.

CEILING INSULATION TO HOUSE & GARAGE
TO BCA REQUIREMENTS AS PER APPENDIX A.

PROVIDE FLUME VENTS AS PER APPENDIX A.

TERMITE TREATMENT AS PER APPENDIX A
INCLUDING GARAGE HARVESTAND.



NOTE:
CEILINGS AT 2.4m UNLESS
NOTED OTHERWISE
SITE CLASSIFICATION: A
FOOTING DETAIL : D
WIND CATEGORY : N1
COASTAL CONDITIONS: NO