



# CROWNE

REAL ESTATE



## 2 Stitz Court BRASSALL QLD

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**GRAMMAR PARK!! REAR YARD ACCESS ON 871SQM**  
The Grammar Park Estate is widely known as one of the most prestigious areas of Ipswich, far superior in both location and quality to the vast majority of estates. It is highly sought after by executives and professionals from all over take a look around and you'll see why. Nearby you'll find easy access to the Warrego Highway and close proximity to public transport options, quality local schools, major shopping precincts and the CBD just minutes away. With a rental appraisal of \$350-360/wk this property would also make an ideal investment where you can count on strong capital growth.

On a large fully fenced and secure 871sqm with rear yard access sitting on a corner block there is ample space here for that shed you so desperately need. The covered outdoor entertaining area overlooks the expansive rear yard with plenty of room for the kids and pets to play.

**Price** : \$ 382,500

**View** : <https://www.crownrealestate.com.au/3657457>



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