



# CROWNE

REAL ESTATE



## 40 Stafford Street Booval QLD

3 1 1

If you have been searching for a perfectly positioned, beautifully renovated character home sitting behind a white picket fence then look no further!

Sitting proudly on an elevated block and boasting the majestic features you would expect with wide timber floorboards, sash windows, VJ walls and high ceilings throughout. Add to that the amazing view from the back door which captures gorgeous open paddocks with grazing horses right down to the racetrack.

The home offers a lovely flow-through feeling. Upon entry you will find three spacious bedrooms. Bedroom 1 has gorgeous, polished timber floorboards and air con. Bedrooms two and three are carpeted, one has a ceiling fan. The bedrooms are serviced by a gorgeous, renovated bathroom featuring quality fixtures and fittings.

**Price** : \$ 400,000  
**Land Size** : 607 sqm  
**View** : <https://www.crownrealestate.com.au/6751603>



**Mike Jones**  
0400 515 422

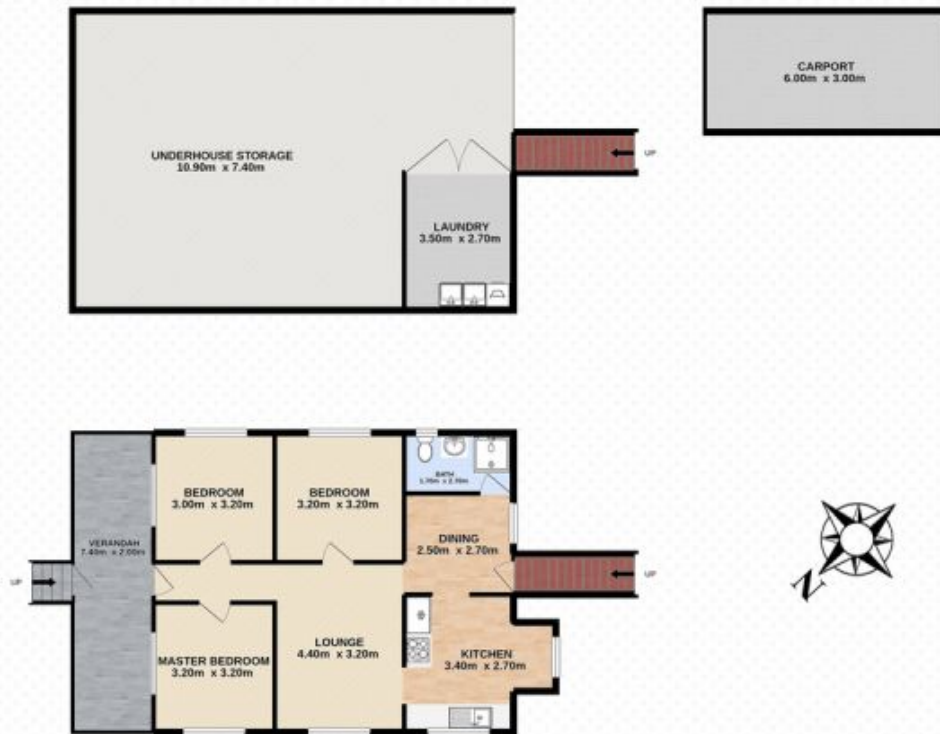
## 40 Stafford Street, BOOVAL



3 | 1 | 1 | 607m<sup>2</sup>

Total approx floor area 187m<sup>2</sup> (not including carport)

Kirsty Dutney-Jones | 0415 448 020



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The services systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.