



**2/25 First Avenue Woorim QLD**

3 2 1

Located within a very easy stroll to the beachfront, this three bedroom two bathroom first floor apartment in a small exclusive complex of only 6 units, is ideal for the owner occupier or to enjoy your holidays!

**Price** : \$ 428,000

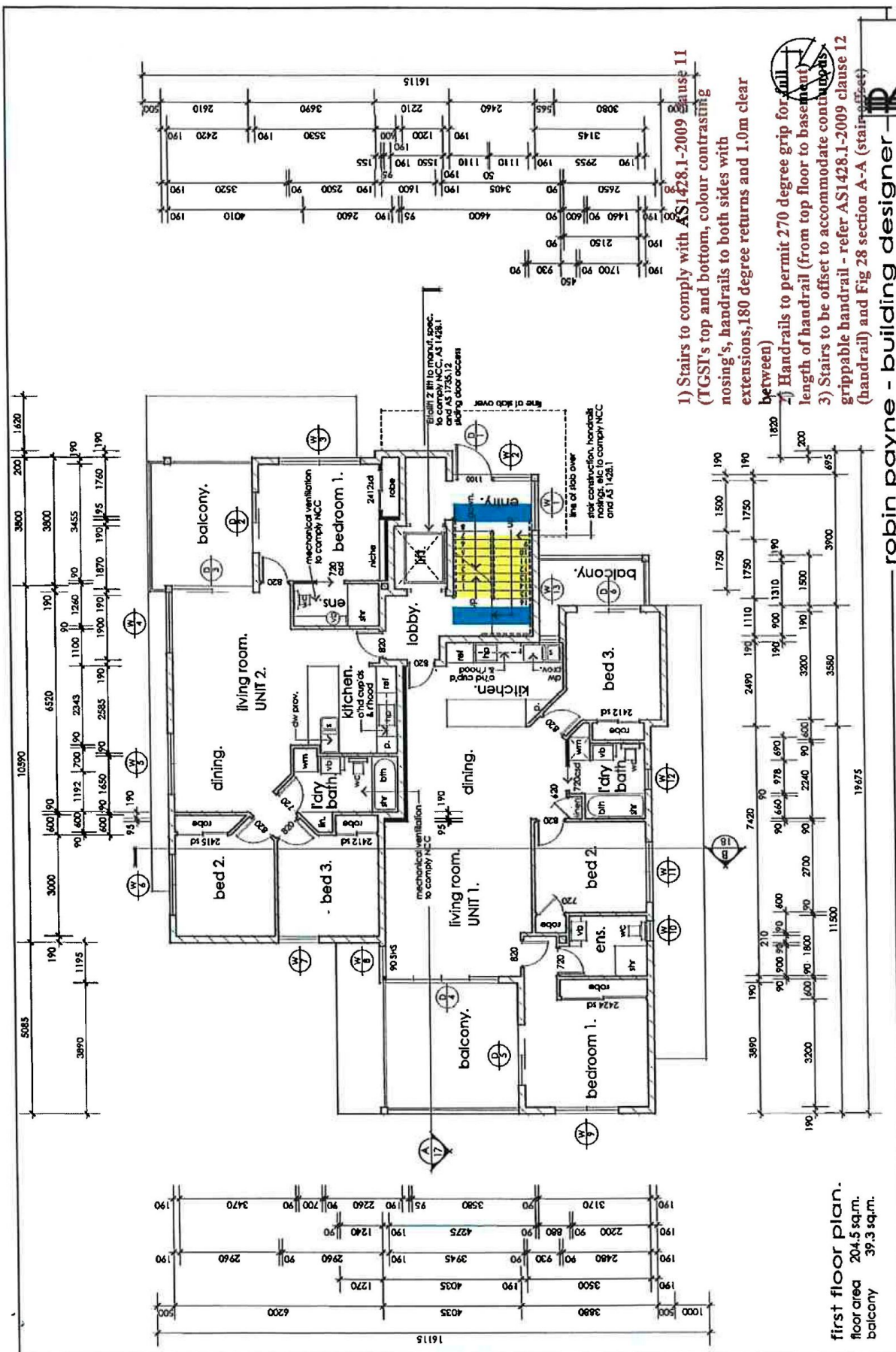
**View** : <https://www.kdnorth.com.au/sale/qld/redcliffe-bribie-caboolture/woorim/residential/unit/5671473>

Featuring high ceilings, stone bench tops, air conditioned living areas, lift to all floors, secure basement parking and a lock up store room.

- \* Three bedrooms with two bathrooms
- \* High ceilings with air conditioned living area
- \* Spacious balcony
- \* Stone benchtop
- \* First floor unit in a small 6 unit complex
- \* All floors serviced by a lift
- \* Security entry
- \* Basement car parking with lockable store room



**Keith Wilkins**  
07 3410 7721



**first floor plan.**  
 floor area 204.5 sq.m.  
 balcony 39.3 sq.m.

scale: 1:100  
 date : august 2014  
 dwg. : 2007/048

proposed multi-unit dwelling  
 25 first avenue  
 woormin.

blue edge corporation pty ltd atf the dragonfly trust

robin payne - building designer  
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 robinpayne@primus.com.au

1) Stairs to comply with AS1428.1-2009 clause 11  
 (TGST's top and bottom, colour contrasting  
 nosing's, handrails to both sides with  
 extensions, 180 degree returns and 1.0m clear  
 between)  
 2) Handrails to permit 270 degree grip for rail  
 length of handrail (from top floor to basement)  
 3) Stairs to be offset to accommodate continuous  
 grippable handrail - refer AS1428.1-2009 clause 12  
 (handrail) and Fig 28 section A-A (stair offset)

