



**18 Drynan Street PADDINGTON QLD**

5 4 4

Perched atop a hill with beautiful scenic views this impressive and substantial home has been the labour of love for the owners for more than two years. The thoughtful and meticulous build and design leave the supremely lucky tenant a brand new home of supreme quality.

**Price** : Leased First Inspection  
**View** : <https://livingherecushpartners.com.au/5913512>

**Features include**

- Convenient location right next to Paddington dining spots and walk to Woolworths
- Amazing tranquil valley views and breezes across 2 large balconies-
- Huge and Sprawling 3 storey house
- Five generous bedrooms (three ensuited) & four bespoke bathrooms, 2 with large tubs
- Private master retreat with double shower, large tub,



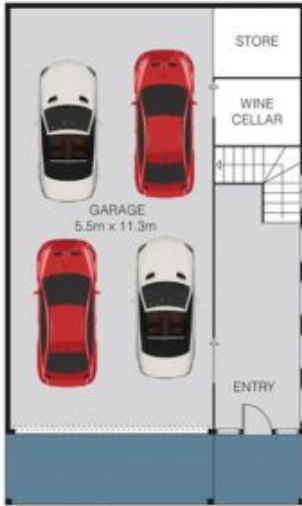
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<https://livingherecushpartners.com.au/5913512> **Newton Farm QLD**  
peace of mind in property management



# 18 DRYNAN STREET, PADDINGTON

Plan 5 4 Plan 4



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

### Floor Areas

|                 |                           |
|-----------------|---------------------------|
| Ground Floor    | 90.4m <sup>2</sup>        |
| First Floor     | 110m <sup>2</sup>         |
| Balcony         | 16m <sup>2</sup>          |
| Covered         | 22.5m <sup>2</sup>        |
| Alfresco        | 128m <sup>2</sup>         |
| Second Floor    | 128m <sup>2</sup>         |
| Balcony (Front) | 16m <sup>2</sup>          |
| Balcony (Back)  | 8.4m <sup>2</sup>         |
| <b>Total</b>    | <b>391.3m<sup>2</sup></b> |

All attempts have been made to ensure the accuracy of this floor plan.  
All measurements of doors, windows, opening direction, room measurements are approximate  
and no responsibility is taken for any error, omission or misstatement this plan is for display purposes only and not to scale.  
The total floor area is not a guarantee. Should be used as an approximation and not be used on the basis of valuation.

