



SOLD

11.24% GROSS RENTAL RETURN - STYLISH AND SPACIOUS HOME WITH SHED AND GENEROUS SIZE YARD

For investors, the property boasts a rental appraisal of \$400/week. With vacant possession for owner occupiers, this property won't last long on the market.

Welcome to your new dream home! This gorgeous property boasts 3 generously sized bedrooms complete with built-in cupboards, fans, and air-conditioning, perfect for those hot summer days. The galley-style kitchen is equipped with a brand new dishwasher, ample bench space and cupboard storage, making meal prep and entertaining a breeze.

The freshly varnished timber floorboards in the living areas add a touch of warmth and character to this stunning home. The spacious separate lounge is perfect for family movie nights, and the reverse cycle split system air conditioning will keep you comfortable year-round. The tidy bathroom features a modern vanity and separate toilet, while security screens throughout provide peace of mind.

Step outside to discover the true beauty of this property. The covered outdoor entertainment area is perfect for weekend BBQs and family gatherings. The shed provides extra storage space, while privacy palms surrounding the yard create a peaceful and serene ambiance. With side access to the rear and carport accommodation for 3 cars, this fully fenced backyard is perfect for children and pets to play in.

Located within walking distance to local schools, pool, and doctors' surgery, this property is perfect for families.

For investors, the property boasts a rental appraisal of \$400/week. With vacant possession for owner occupiers, this property won't last long on the market.

Don't miss out on the opportunity to own this beautiful property. Contact Mel Morris today on 0487 092 679 to arrange an inspection!

FEATURES INCLUDE BUT AREN'T LIMITED TO:
THE HOUSE

3 BED | 1 BATH | 3 CAR

PRICE:
\$185,000

OPEN FOR INSPECTION:
N/A



Mel Morris
0487092679

melmorris@atrealty.com.au
www.atrealty.com.au



[]Ground floor

12 Farmer St, Moura Qld 4718

Floor plan is provided as indicative layout only. Measurements are not available, floor plan is not to scale. No guarantees provided on accuracy. Exterior elements are not in position



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.