



# FOR SALE

## PERFECT FOR FIRST HOME BUYERS AND SMART INVESTORS ALIKE!

Precinct Realtors is excited to present a rare opportunity to own a charming 3-bedroom, 3-bathroom versatile property at 7/19 Wallace Street South, Caboolture, offering the perfect balance of comfort and convenience. This townhouse is modernised and vacant, ready for you to move straight in!

Upstairs features high quality carpets with premium underlay throughout the top floor's bedrooms, walkway and staircase. A large linen cupboard and block out curtains adds both practicality and comfort. A generous master bedroom with a stylish ensuite, built in robe, ceiling fan and air conditioning, providing a private retreat. The second bedroom features an adjoining bathroom, built in robe, ceiling fan and its own private balcony. The spacious third bedroom includes a large built-in robe and ceiling fan.

Downstairs features a bright, open-plan dining, living, and kitchen area, designed to maximize natural light and air conditioning, create an inviting space for relaxation and entertaining. The huge kitchen is perfect for those who love to cook, with ample bench space, large single bowl sink, pantry and ample cupboard space. The property also includes a single lock-up garage with internal access, providing security and convenience, and a separate laundry for added functionality. The third bathroom features a shower over bath and toilet to ensure there is always enough bathrooms. Saving the best for last a private courtyard with a low maintenance grassed area that is perfect for families, pets, or outdoor gatherings.

Being in the heart of Caboolture all the local amenities are just a short walk away including the Caboolture Hospital & Satellite Hospital, Caboolture train station, public and private schooling options including childcare, Primary, Secondary, and TAFE, restaurants and shopping. Don't let this comfortable and convenient lifestyle in a vibrant community pass by, Call Jordan today and make this property your new home!

Land size: Approx 130m2  
House size: Approx 100m2  
Potential rental income: \$480-\$520

Property features:

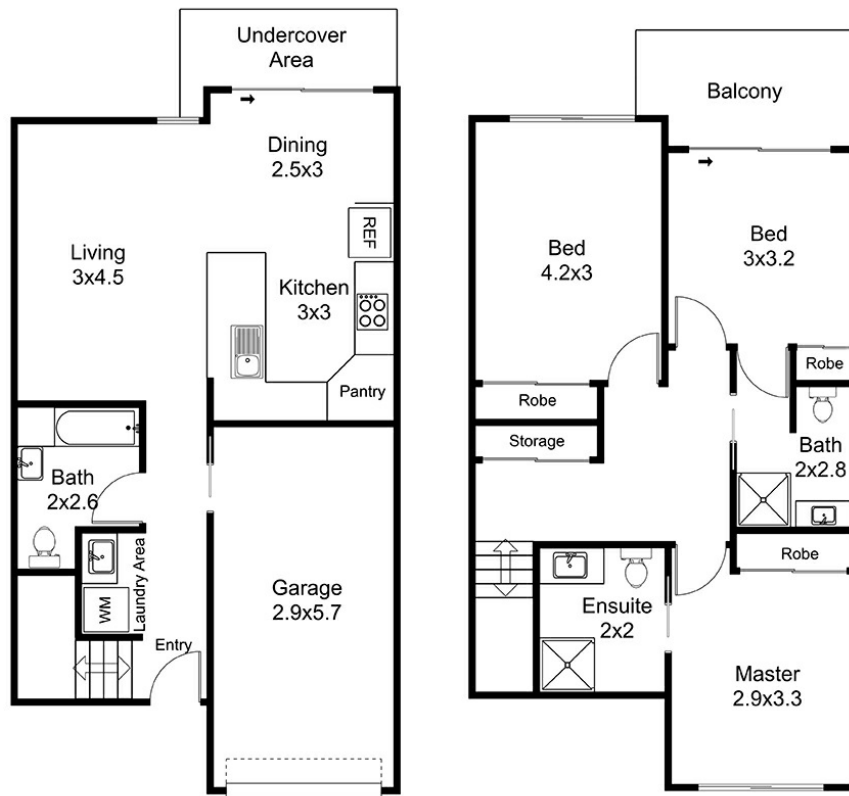
**3 BED | 3 BATH | 1 CAR**

**PRICE:**  
OFFERS OVER \$519,000

**OPEN FOR INSPECTION:**  
N/A



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Floor plan, measurements and dimensions are approximate and are for illustrative purposes only.  
 Pixmo Productions gives no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

**FLOOR PLAN:**

7/19 WALLACE STREET SOUTH - CABOOLTURE

APPROXIMATE UNDER ROOF SPACE = 100m<sup>2</sup>

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.