



## FOR SALE

### POTENTIAL 5-BEDROOM HOME ON A RARE DOUBLE BLOCK IN TOWN!!!

#### Key features;

- Bedroom 1 – Air conditioning and ceiling fan.
- Bedroom 2 – Equipped with a ceiling fan.
- Bedroom 3 – Located off the kitchen, includes air conditioning.
- Room 4 – Ideal as a media room, teenage retreat, or additional bedroom (as used by the current owners). Ceiling height: 2,295mm.
- Room 5 – Accessible from the back verandah, perfect for home office use or guest accommodation. Ceiling height: 2,285mm.
- Modern bathroom – Features a separate bath and shower, perfect for a relaxing soak.
- Generous living area – This room boasts 2.7m high ceilings, air conditioning, and a ceiling fan.
- Spacious kitchen – Includes an electric oven, cooktop, rangehood, dishwasher, and a convenient nook to store your toaster and kettle. Ceiling fan included. The walk-in pantry also has space to hide the fridge. Bifold doors opening onto the back verandah, perfect for Summer BBQ's.
- Ample storage in the home.
- Two-way fireplace – Efficiently warms both the kitchen and living room.
- LED lighting installed throughout the home.
- Laundry – Includes an additional shower.
- Clothes line.
- Expansive verandahs – Perfect for entertaining or enjoying the Queensland climate.
- Low-maintenance gardens surrounding the home.
- Rain water tank
- 2,054 sqm flat, level block.
- Fenced – With options for separate backyard and side yard spaces.
- 2 x 5kW solar systems with 46 panels, all feeding into the home.
- Outdoor toilet – Designed to resemble an old thunderbox, but with modern flushing!
- Machinery shed, carports, workshop with plenty of storage & loading ramp

3 BED | 2 BATH | 8 CAR

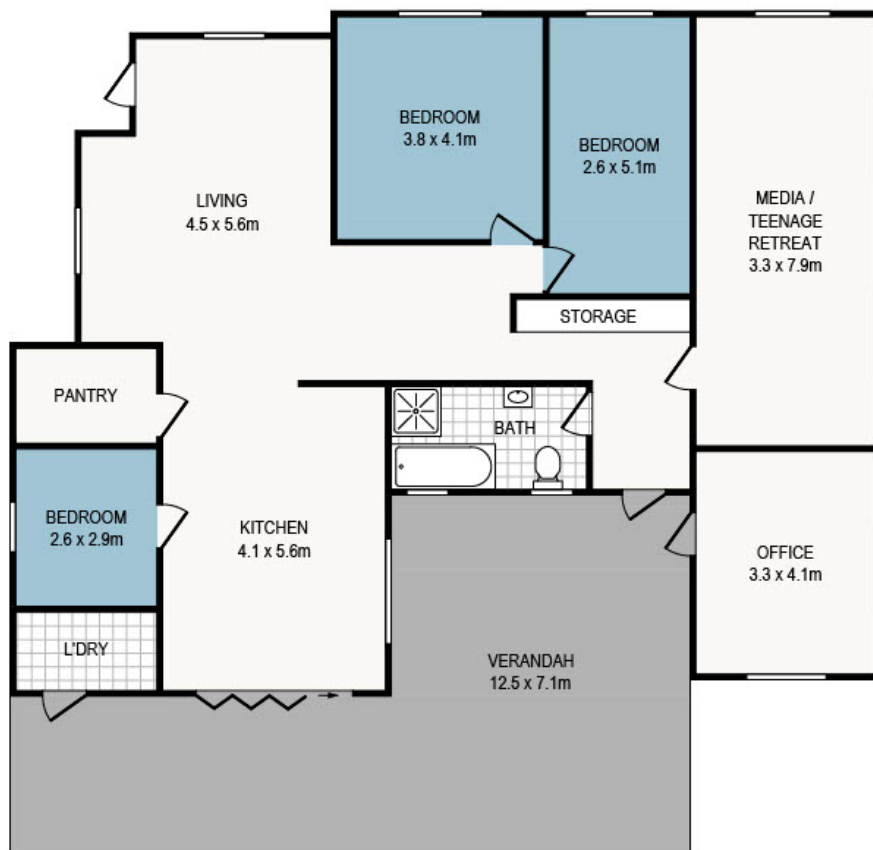
PRICE:  
\$649,000

OPEN FOR INSPECTION:  
N/A



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94 CAMPBELL STREET, MILLMERRAN

INT : 163 m<sup>2</sup>  
EXT : 57 m<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.