



SOLD

FULLY RENOVATED COTTAGE WITH GORGEOUS GARDENS.

Welcome to 42-50 Arthur Street West in the growing township of Nanango Qld. This 5 acre property has so much to offer.

Firstly, you have a perfectly presented fully renovated 2 bedroom cottage in a private setting with gorgeous established gardens. The 5 acres is flat and fully useable and fenced with sheep and dog fencing. Sheds, solar power, permanent town water and rainwater tanks plus a small dam compliment this property.

Secondly, if you desire, you have the opportunity to subdivide the rear paddock leaving you with the home, sheds and gardens on approximately 2.5 acres. The money made from choosing to subdivide certainly outweighs any subdivision costs incurred. Paperwork for the proposed subdivision is available on request at inspections.

Full Details

House –

*Full renovation including new kitchen, bathroom, and two toilets, flooring, light fittings, ceiling fans, air con, painting inside and out and built-in wardrobe in main bedroom. New rear entertainment area.

*Kitchen has gas cooktop, electric oven, mini dishwasher, and room for a double fridge. Pantry and soft close drawers plus overhead cupboards. Microwave storage shelf.

*Bathroom has separate shower and toilet with a second toilet beside the bathroom. Laundry is on the verandah.

*Main bedroom has a large mirrored purpose built wardrobe. Second bedroom is slightly smaller with free standing wardrobe. Ceiling fans in both bedrooms.

*Living area runs across the front of the home with a lovely outlook over the gardens. This area has reverse cycle air con and ceiling fans.

*Front covered patio. Large back covered entertainment area with drop down blinds; adjoining back verandah with drop down blinds. Ramp access to back yard as well as steps.

*Hard wired camera security system with 6 cameras and camera doorbell.

*6kw solar system –power bill currently in credit. Electric hot water system.

*Separate house yard fenced for small dogs

Sheds-

*Double garage with power and workshop. 7.5m x 6m. Remote control tilt a door.

*Caravan port- 9.2m deep, 3.5m wide, 3.6m high.

*Some older sheds for mower storage, trailer storage etc.

2 BED | 1 BATH | 3 CAR

PRICE:
\$572,000

OPEN FOR INSPECTION:
N/A



Kylie Toole
0409623473

kylietoole@atrealty.com.au

www.atrealty.com.au