



# FOR SALE

## UNDER CONTRACT

Something different, this 3 bedroom home has been raised properly to full head height under.

- 3 air conditioned bedrooms / one bathroom upstairs
- 3.3m ceilings, VJ's and timber floors throughout.
- Private wrap around verandah with french doors.
- Large air conditioned bedroom and bathroom/ laundry downstairs.
- Remainder of downstairs area is lock up with roller door.
- 7m x 7m shed with carport plus high van/boat port.
- Solid fencing to all boundaries, new roof and gutters.
- 1000m2 block zoned Medium Density.

It's very rare to see an older home that has been raised to full height and finished as well as this. The downstairs bedroom is a decent size, has built in robes and 2380mm ceiling height. There's a bathroom laundry also. The rest of this area is concreted and set up to be finished off the same way, or just leave it as is for storage and living, there is roller door access for cars too.

In addition there's a 7m x 7m shed, plus carport, plus high boat/ van port. The yard is a fully fenced 1000m2, and this is a nice street with plenty of other older homes around.

Upstairs there's some work to do to make for a stunning older home, but it's very liveable with a well proportioned kitchen, good sized bathroom and 3 bedrooms, all airconditioned, with the main in particular a great size.

3.3m high ceilings, plenty of classic features, timber floors right through, wide verandah wrapping around two sides, new roof - this one's a cracker.

With a great position in a lovely tree lined street with other early homes, 210 Fort St is very handy to town for shopping and schools. It's on the Hervey Bay side of town if you like a trip to the beach, and it's outside all council flood mapping layers.

Call me for your inspection,

Paul Thompson @realty

0419 772 354

4 BED | 2 BATH | 5 CAR

PRICE:

\$620,000

OPEN FOR INSPECTION:

N/A

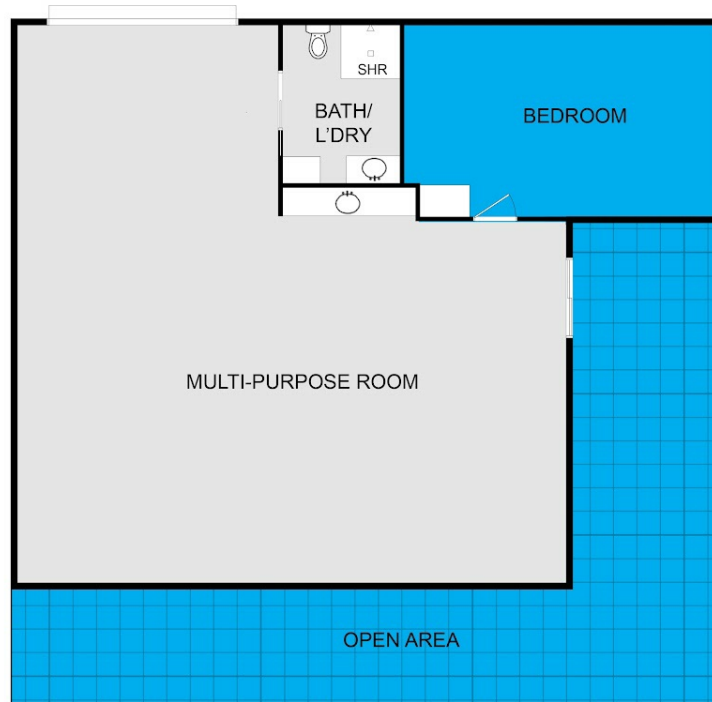


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GROUND FLOOR

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All enquiries must be directed to the agent, vendor or party representing this floor plan.

**210 Fort St Maryborough Qld**

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.