



FOR SALE

GREAT FIRST HOME OR INVESTMENT IN KIRWAN

Great area, close to all Major Shopping, Schools, Movie Theatre's and no flooding. This spacious 4-bedroom family home on a generous 631 square metre block in Kirwan offers the perfect blend of comfort and convenience for growing families. Positioned in one of Townsville's most established residential suburbs, this property provides excellent value in a location known for its strong community spirit and proximity to quality schools.

The home features four well-appointed bedrooms and a central bathroom, making it ideal for families who value space and functionality. Split system air conditioning ensures year-round comfort throughout the living areas, while the secure double garage provides convenient parking and storage solutions.

Step outside to discover the true potential of this property. The fully fenced yard offers privacy and security for children and pets, while the outdoor entertainment area creates the perfect setting for family gatherings and weekend barbecues. Additional storage is provided by practical sheds, giving you plenty of space for tools, equipment, and seasonal items.

Kirwan's appeal extends far beyond individual properties, offering families access to some of the region's best amenities:

- Walking distance to Kirwan State School and close to multiple educational options
- Easy access to Tropics Golf Club and Townsville Brothers Leagues Club
- Riverway just a stones throw away perfect for the whole family

With secure parking, practical storage solutions, and modern conveniences like split system air conditioning, this home delivers everything today's families need. The outdoor entertainment area and established gardens create an inviting atmosphere for both daily living and special occasions.

Kirwan's strong sense of community is evident in its well-maintained facilities and active local organisations. Families will appreciate the suburb's connection to recreational activities, from golf and rugby league to community groups that foster lasting friendships and local pride.

4 BED | 1 BATH | 2 CAR

PRICE:

Offers over \$650,000

OPEN FOR INSPECTION:

May 24 at 11:30am - 12:00pm

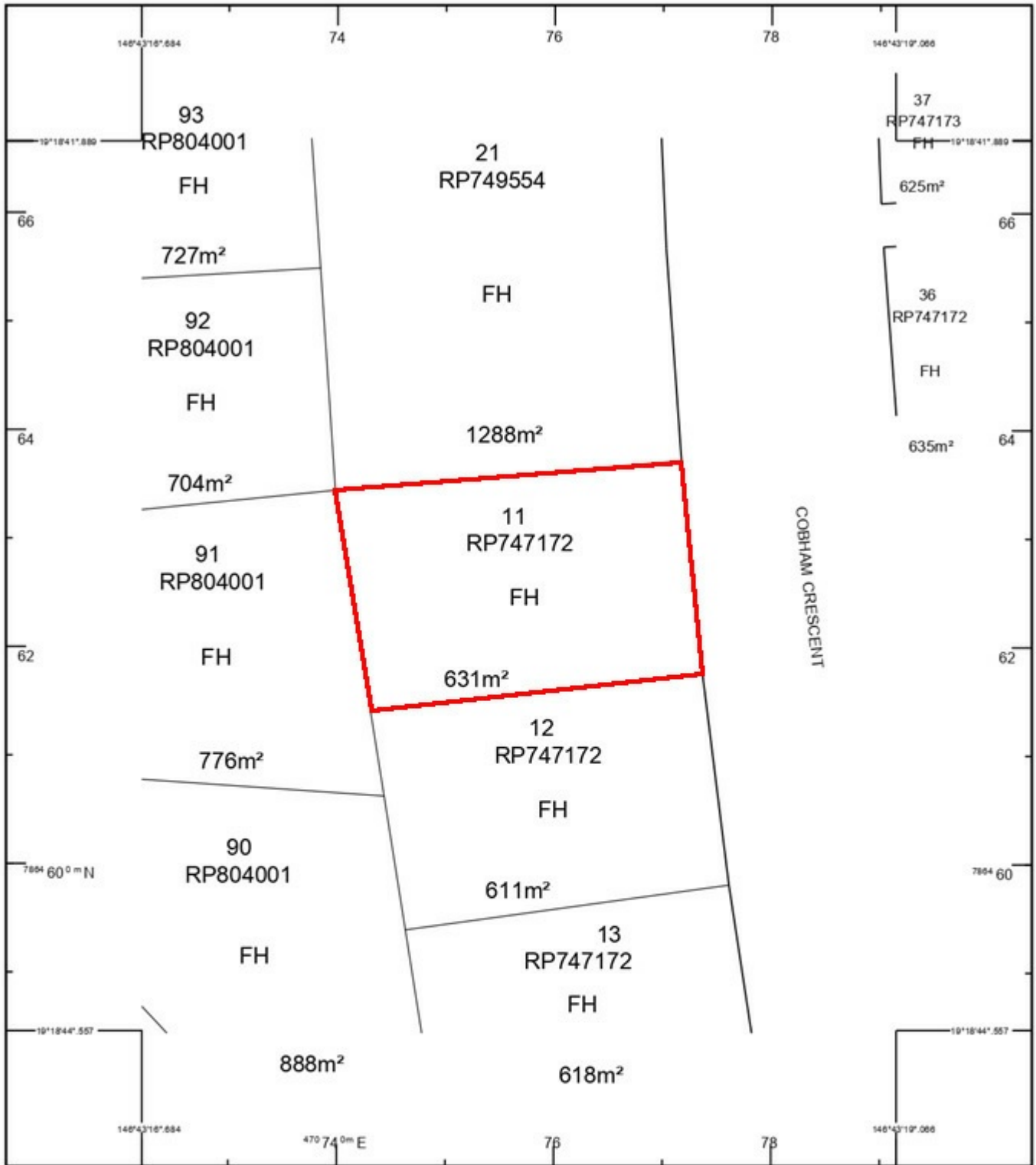


Ken Entriken

0419689498

kenentriken@atrealty.com.au

www.atrealty.com.au



STANDARD MAP NUMBER
8259-31123



SmartMap

An External Product of
SmartMap Information Services
Based upon an extraction from the
Digital Cadastral Data Base

MAP WINDOW POSITION &
NEAREST LOCATION
M1421745
17°19'23.5
148°43'16" CENTRAL
550 558

SUBJECT PARCEL DESCRIPTION
DCDB
Lot/Plan 11/RP747172
Area/Volume 631m²
Tenure FREEHOLD

CLIENT SERVICE STANDARDS
PRINTED 30/04/2026
DCDB 16/04/2026



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.

GDA
Ken Entriiken
0419689498
kenentriiken@atrealty.com.au
www.atrealty.com.au

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