



## FOR SALE

### MODERN 4 BEDROOM HOME WITH 13.2KW SOLAR SYSTEM & COLORBOND FENCING

Set just a short drive from the Kingaroy town centre, this modern 4 bedroom home is currently owner occupied and will be sold vacant. Rental appraisal \$625-\$650 per week.

It offers a private yard, a practical indoor layout, and good everyday features that will suit families, downsizers or investors.

The home includes 4 carpeted bedrooms, each with ceiling fans and built-in robes. The main bedroom is privately positioned and includes a walk-through robe and ensuite.

The main living and dining area is open plan, air conditioned, and carpeted, flowing into the kitchen which includes an island bench, dishwasher, electric cooktop and electric oven.

The main bathroom features both a shower and separate bathtub, and there is a large separate laundry.

The property features a double lock up garage, with electric openers. The garage is currently utilised as a rumpus room, so there is a temporary door currently in place, which can be easily removed if desired. If left as is, the garage door can still be operated and shut completely, for security.

Outside, the property offers side access, Colourbond fencing, and a garden shed.

The home also includes a large solar system, which the owners says means no bills! There's also a permanent Tesla electric car charger, and a 6,000 gallon water tank plumbed to the bathroom.

Located approximately 3km from the Kingaroy town centre, and with a lovely western outlook towards paddocks and mountainous countryside.

Key features:

- 4 carpeted bedrooms

4 BED | 2 BATH | 2 CAR

PRICE:

O/O \$630,000 Contact Julian

OPEN FOR INSPECTION:

Jun 8 at 4:00pm - 4:30pm

Jun 9 at 12:00pm - 12:30pm

Jun 10 at 4:00pm - 4:30pm



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