

1 Bottle Tree Drive, Emerald, Qld 4720

CLINTON ADAMS & CO
REAL ESTATE

House For Sale

Saturday, 20 April 2024

1 Bottle Tree Drive, Emerald, Qld 4720

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 5075 m2

Type: House



Daria Wills
0749824103

\$620,000 Negotiable

Step into modern comfort with classic charm at this Queenslander-style home in the heart of Edgewood Estate. With four bedrooms, two bathrooms, and a spacious sunroom or extra lounge area, this property offers contemporary living with potential for more. Situated on a sprawling 5075m² corner block, convenience is key with nearby schools, a tavern, convenience store, medical centre, and airport just moments away. Inside, you'll be greeted by the timeless appeal of traditional timber flooring, adding warmth and character to the space. This home features modern amenities you desire, including a fully renovated main bathroom, split system air conditioning, 6kw solar, a separate office space, sheds for storage, and an irrigated yard for easy maintenance. Crown Number Three, a fully functional antique stove, stands as a separate feature, perfect for crafting delicious pizzas and doubling as a fireplace to warm the property during winter evenings. Don't miss out on the opportunity to make this Queenslander-style home yours. Schedule a viewing today and experience the perfect balance of living with space to run while being close to town. PROPERTY

FEATURES:

- 5075m² corner block in Edgewood Estate
- 4 bedrooms
- 2 bathrooms
- Main bathroom has been completely renovated with the modern touch
- Main bedroom has built-in robe and ensuite
- Kitchen is equipped with gas cooktop and electric oven, dishwasher, an array of cupboards and pantry for storage
- Living and dining
- Spacious separate sunroom or lounge room
- Crown Number Three Antique Stove, fully functional
- Linen cupboard and broom cupboard
- Laundry
- Traditional wooden floors throughout
- Split system air conditioners throughout the property
- 6kw solar
- Separate air conditional office at the front of the shed and more storage at the back with extra open space for caravan or boat
- Another carport for 3 cars
- Chook pen
- Fire place
- Included with sale is a zero turn ride on mower
- Located close to schools, convenience store, tavern, medical centre and airport

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