

11 Belgium Street, South Toowoomba, Qld 4350



House For Sale

Wednesday, 10 April 2024

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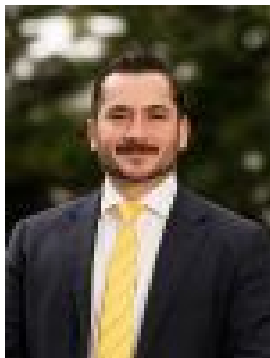
Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 607 m2

Type: House



Angus Mathieson

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Auction

Originally constructed circa 1907 and now lavishly renovated and lovingly owned, this workers cottage has been transformed into a stylish and versatile home boasting enviable features and sleek finishes. All in all, the property is splendid! The current owners are coast bound after a work transfer and require this property sold! Offering 20 uninterrupted metres of frontage to Belgium Street, the property possesses the functionality of two street access. Presenting an unobscured and appealing façade, the recent extension and renovation have accentuated the appeal of the original single gable home. Recently perfected by a complete rejuvenation, the home exudes class and comfort. Throughout the home, you're greeted by heightened ceilings and opulent finishes, a gentle colour palette accentuates the blend of contemporary amenities and period charm. The primary living space spans from a north facing dining area to the centrepiece kitchen. Warmed by combustion heater and split system air-conditioning, comfort and liveability are at the forefront of this inviting room. Ample dimensions provide genuine family living opportunities and entertaining options. Connecting to the east facing deck, a quality kitchen features high end finishes and practical inclusions, ideal for any home chef. Elements including a 900mm Belling CookCentre, stone benchtops and farmhouse sink combine to perfect this exceptional update. The master bedroom benefits from a sizable walk-in robe, air conditioning and large ensuite. Dual vanities, separate toilet and twin shower heads offer a spacious and luxurious amenity to the primary suite. The remaining bedrooms offer built-in wardrobes, ceiling fans and ample dimensions. Additionally, a contemporary full-size family bathroom, separate laundry with direct rear yard access and a study that functions ideally as a children's playroom, music room or home office are similarly splendid. Catering to vehicle storage is a double lockup garage and double carport from the McCook Street access. Privately set at the rear of the home and secured by remote operated gates to the carport, you are offered plenty of space for storage and piece of mind in security. On the eastern side of the home and connecting directly to the kitchen is the covered deck. Easily large enough to host your BBQ and outdoor table, this is an ideal outdoor entertaining area. Warmed during the cooler evenings by an infrared heater. Wrapping from this side deck to the front, the verandah continues and preserves the period charm only made possible in a home of this era. All surrounded by manicured gardens and well-planned landscaping, truly the home is accomplished and splendid! Located in one of Toowoomba's most desirable pockets on a fully fenced 607m² allotment featuring two street frontage, this position is within walking distance to local schools, shops, parks and the Toowoomba CBD. With the owners committed to a coastal move after work transfers, this home must be sold by way of public auction on the 30th April 2024. Building and Pest Inspection Reports are available. Key Features include, but are not limited to; • Entirely rejuvenated by recent renovation from Woodvale Building • Two street frontage from Belgium and McCook Streets • Three generously proportioned bedrooms • Master suite with ensuite and walk in robe • Separate study, home office or children's play-room • Immaculate open plan living and dining areas • Well appointed kitchen with quality fixtures and finishes • Combustion heater for the cooler months • Air-conditioning in the primary suite and living areas • Ceiling fans in each bedroom and living areas • Covered east facing entertaining area with infrared heater • Double lockup garage and additional double carport • Fully fenced 607m² allotment • Building and Pest inspection reports are available • Sellers require this home sold via public auction. Rates: Approximately \$1468.00 per half year Water Access: Approximately \$315.29 per half year 30th April 2024 from 6.00pm Ray White Toowoomba, 580 Ruthven Street Can't attend in person? Watch the auction online! <https://raywhitetoowoomba.com/watch-our-auctions-live>