

# 13 Emerald Street, Brassall, Qld 4305

## House For Sale

Wednesday, 17 April 2024



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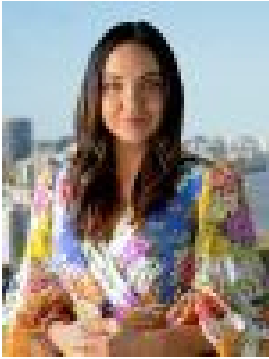
**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 510 m2**

**Type: House**



Laney McQueen

## FOR SALE

Here is your opportunity to buy a super affordable family home right in the heart of ever popular Brassall with low maintenance at the top of your shopping list! Are you a first-time homeowner, downsizer, or savvy investor seeking an affordable property in a prime location? This low-maintenance family home in the heart of Brassall ticks all the boxes. Upon entering, you'll be greeted by a spacious and light-filled living area that flows seamlessly into the dining and kitchen. The kitchen boasts ample storage space and a practical layout, making meal preparation a breeze. The home features two generously sized bedrooms, serviced by a modernized central bathroom and a convenient second toilet. An internal laundry adds to the functionality. With a single carport, good-sized undercover storage, a water tank, and a deceptively spacious 510m<sup>2</sup> allotment, this property offers ample storage and outdoor space. Located in much sought-after Brassall, so you have quick easy access to the Warrego Highway to Brisbane or Toowoomba and it is just down the road from the Brassall Shopping Centre, Primary and Secondary Schools, day care and medical/dental as well as sporting and entertainment venues. You can also drop into the Riverlink Shopping development or straight into the Ipswich CBD with train to Brisbane. Don't miss out on this exceptional opportunity! Contact Laney McQueen for more information or to arrange a viewing. Please note, photographs have been digitally decluttered. Disclaimer: NGU Real Estate Ipswich has taken all reasonable steps to ensure that the information in this advertisement is true and correct but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own inquiries to verify the information contained in this advertisement.