

**131 Riverside Avenue, Barellan Point, QLD, 4306**

**Sold House**

Thursday, 13 April 2023



131 Riverside Avenue, Barellan Point, QLD, 4306

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Jacob Ayre

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## **SOLD BY JACOB AYRE**

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Located within a blue-chip suburb only minutes from Karalee State School, kindergartens & local amenities finally you will be able to escape the everyday rat race and retreat to your very own slice of heaven.

Sitting high and dry surrounded by quality homes this 3,895 sqm property has the space and privacy you've always wanted & is sure to be ticking all the boxes from the moment you arrive.

Well established gardens & Rolling green lawns ensure there is ample room for the kids to run and play and the animals to roam.

A single carport, 6m x 4m shed & 3m x 3m Garden shed ensures plenty of storage for all your toys and gardening equipment.

Barellan Point offers a peaceful family-friendly atmosphere to call home. Whilst still maintaining convenient access to all amenities we require for day to day living.

Only by an inspection can one truly appreciate all the benefits this marvellous home has to offer.

### **FEATURES**

- \*\* Electric Oven & Gas Cooktop
- \*\* Split System Airconditioning
- \*\* Built in Wardrobe
- \*\* Modern Bathroom
- \*\* Gas Hot Water<sup>?</sup>
- \*\* New Carpet
- \*\* 6m x 4m Shed + Carport
- \*\* Outdoor Entertainment Area
- \*\* Established Gardens
- \*\* Water Tank
- \*\* 3m x 3m Garden Shed
- \*\* Easy Access To Warrego Highway
- \*\* Hop, Skip & A Jump To Karalee Shopping Village

### **Location:**

High and Dry - House not affected by 1974, 2011 or 2022 floods  
5 Minute drive to Karalee Shopping Village  
15 Minute drive to Ipswich CBD  
40 Minute drive to Brisbane CBD & Airport  
25 Minute drive to RAAF Base  
15 Minute to Dinmore Park & Ride - (Train service to the city)

For further information please call Jacob Ayre.