

**19 Nathan Street, East Ipswich, Qld 4305**



**House For Sale**

Wednesday, 12 June 2024

19 Nathan Street, East Ipswich, Qld 4305

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 8**

**Area: 809 m2**

**Type: House**



Karen Bagenal  
0419734188



Mick Musk  
0414701001

## Offers Over \$799,000

Discover the ultimate in spacious, versatile living with this extraordinary 380m<sup>2</sup> monster home. Perfectly designed for blended families or those seeking to consolidate under one roof, this property offers a unique opportunity to navigate the housing crisis with ease or generate additional income by renting out the lower level.

**Upper Level:**

- **Bedrooms:** 3 generously sized bedrooms, each with huge built-in wardrobes
- **Master Suite:** Modern Ensuite and additional study/bedroom
- **Living Areas:** Sunroom and combined living and dining area
- **Kitchen:** Renovated kitchen with ample bench and cupboard space, stainless steel appliances, overlooking the top rear entertaining deck
- **Bathrooms:** Family bathroom, laundry, and powder room

**Lower Level:**

- **Rumpus/Games Area:** Massive 10.6m x 6m fully tiled space
- **Kitchenette:** Conveniently adjoined to the rumpus area
- **Bedrooms:** 3 large bedrooms with ample built-in storage
- **Bathroom/Laundry:** Combined 3rd bathroom and laundry
- **Outdoor Area:** Rear deck with views of the in ground salt water pool and spacious backyard

**Property Highlights:**

- **In ground Pool:** Perfect for summer relaxation and entertainment
- **Shed + Carports:** Ample space for cars, boats, and other recreational vehicles
- **Solar System:** 20-panel 6 kW solar system and solar hot water
- **Security:** Fully secure property
- **Water Tanks:** Ensuring sustainable water usage
- **Air Conditioning:** For year-round comfort & fans
- **Pool Certificate:** Current and Compliant
- **Smoke Alarms:** Currently being Certified by Owner and will be done prior to Settlement
- **Rates:** Approximately \$400 every ¼
- **Water:** Approximately \$350 every ¼

Whether you're looking to combine households, accommodate a growing family, or invest in a property with potential rental income, this home is packed with features that cater to every need. Don't miss out on this unique opportunity to own a home that truly has it all. The area is serviced by the East Ipswich State Primary School & the Ipswich Girls Grammar School all within walking distance. There is also, in many cases, free or government subsidized bus transport to a host of private schools including St. Edmunds and St Marys Colleges, Ipswich Boys and Girls Grammar Schools and West Moreton Anglican College. The area is surrounded by a number of parks, sporting and entertainment clubs as well as a short drive to the Ipswich CBD & Riverlink Shopping Centre with all its speciality stores and fast food outlets.

Most importantly this amazing home has been realistically priced to sell at Offers Over \$799,000. Please call, sms or email your Exclusive Listing Agent - Karen Bagenal Or Mick Musk to schedule a private viewing or obtain further details regarding this exceptional property. Likewise, if you're thinking of selling your home and would like my professional help, please give me a call to discuss how I can make selling your home a more enjoyable and profitable experience.

**Disclaimer:** Realway Property Consultants has taken all reasonable steps to ensure that the information contained in this advertisement is true and correct but accept no responsibility and disclaim all liability in respect to any errors, accuracies, omissions, or misstatements contained. Prospective Buyers are encouraged to make their own enquiries to verify the relevant information contained in this advertisement and obtain professional advice if necessary.

Realway Property Consultants Ipswich – Real Service Real Results