

2/43 Charnley Street, Kearneys Spring, Qld 4350



Unit For Sale

Friday, 3 May 2024

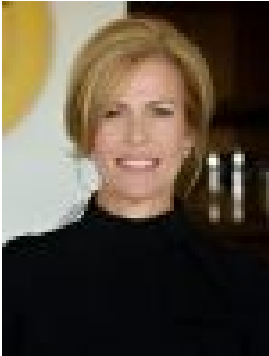
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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Anne Pohlner
0419796759

Buyer interest above \$299,000

This immaculately presented ground floor unit is a fabulous opportunity for first home buyers, downsizers and investors. Recently refreshed with new paint, carpet and window furnishings, it has a bright and airy feel that will impress and is move in ready. The open plan living space incorporates a modern kitchen with plenty of cabinetry and bench space. Two generous bedrooms feature built in storage, the master with a walk-in robe. Both bedrooms enjoy access to a covered patio, perfect for enjoying your morning coffee overlooking the large backyard. Convenience is key, just footsteps to Westridge Shopping Centre and a short commute to UniSQ and the Japanese Gardens to the south and the CBD to the north. There is no question that Kearneys Spring property has advanced over the past few years, making it an ideal location to invest in. Priced for immediate attention - don't miss this outstanding opportunity!

- Current rental appraisal \$330 - \$350 per week
- Tidy brick complex of 7 in a corner position
- Undercover carpark with storage room
- Large backyard with clothes lines and garden sheds
- Light and bright open plan living with easterly aspect
- Kitchen features electric oven, cooktop, corner pantry
- Two bedrooms with ample storage open to outdoor patio
- All windows and doors have security screens or bars
- New paint throughout, carpet and window furnishings
- Hallway linen cupboard with bathroom and laundry nearby
- Conveniently positioned behind Westridge Shopping Centre
- Short commute to UniSQ and Toowoomba CBD

Rates: Approximately \$1103.57 per half year
Water Access: Approximately \$315.29 per half year
Body Corporate Approximately \$600 per quarter