

# 2 Cooper Street, Woodend, Qld 4305

## House For Sale

Tuesday, 28 May 2024



2 Cooper Street, Woodend, Qld 4305

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 809 m2**

**Type: House**



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## OFFERS OVER \$499,000

• 3 LARGE BEDROOMS • UPDATED BATHROOM & KITCHEN • 2 LIVING AREAS • SPLIT LEVEL DESIGN • LARGE OUTDOOR AREA • 2 STREET FRONTAGE • LARGE 809M<sup>2</sup> BLOCK • SOLAR SYSTEM AND AIR-CON • TENANT IN PLACE ON A FIXED LEASE UNTIL JANUARY 2025 • RENTAL INCOME OF \$460 PER WEEK

Welcome to this charming and unique split-level home, situated on a generous 809m<sup>2</sup> block that stretches from Cooper Street to MacGregor Street. With ample off-street parking, this property offers convenience and comfort in equal measure. Step inside to discover a cosy and inviting residence featuring three spacious bedrooms. The stylish tiles throughout the home ensure ease of living, while abundant windows allow natural light to flood the interiors, creating a bright and airy atmosphere. Both the kitchen and bathroom have been tastefully renovated, following the 2011 flood event that reached the upper level of the home. The master bedroom is generously sized and boasts direct access to the main bathroom, serving as a semi-ensuite for added convenience. On the lower level, you will find the lounge room and just a few steps up, you'll find a second living space adjacent to the second and third bedrooms. Venture outside to discover a large wrap-around covered outdoor entertaining area. This private and practical space offers an elevated vantage point to admire the lush garden filled with a variety of plants and shrubs. The expansive yard is perfect for pets and young family members to play and run freely in a secure environment. Under the home, there's a covered car spot and a small storage area for tools and other essentials. The concrete driveway features a two-car parking bay with easy access from MacGregor Street, with potential to add a double carport for additional covered parking if desired. This prime location is within walking distance of Ipswich Boys Grammar School, St Mary's Primary and Secondary College, and St Edmunds Boys College. The Ipswich CBD and Riverlink Shopping Complex are just a three-minute drive away, offering unparalleled convenience. Additional features include a large solar system, plantation shutters throughout, and a fully fenced block. To experience this unique home firsthand, contact the listing agents Glenn Ball and Lisa Jensen at First National Action Realty Ipswich. Don't miss the opportunity to make this delightful property your own!

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