

2 Tess Close, Middle Ridge, Qld 4350



House For Sale

Tuesday, 5 December 2023

2 Tess Close, Middle Ridge, Qld 4350

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 681 m2

Type: House



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Offers Over \$849,000

TWO-STREET ACCESS frames this FIVE BEDROOM HOME set on a CORNER ALLOTMENT in a lovely enclave off Hume Street in preferred Middle Ridge - only 230 metres down from footpath to lovely Middle Ridge PARK. PRESENTED by Jacqui Walker, ON ARRIVAL, notice the flourishing large tree and the Home's refreshing colour palette. It's all very smart! WELCOME, step on in! ' says this very neat Home, ' You'll LOVE ME ! ' DISCOVER:- Formal Entry- Formal Lounge Room:: Framed by compelling windows IDEALLY ANGLED for NORTH-EAST aspect- Formal Dining Room:: Glass sliding door to ENCLOSED AI Fresco Entertaining Room- Reverse-cycle AIR CONDITIONING adds comfort to these formal spaces- Open-plan Living and Dining Room:: Another glass sliding door opens to the ENCLOSED AI Fresco Entertaining Room- Kitchen:: Long wall of cupboards:: Fridge recess:: Microwave recess:: Electric oven:: Electric stove:: Rangehood:: Double sink:: Plenty of bench space- Total of FIVE BEDROOMS:: Master Bedroom with WALK-IN ROBE and ENSUITE with shower, toilet and vanity:: Internal Double Garage CONVERSION makes a HUGE BONUS BEDROOM ... or great Rumpus Room!:: And 3 more Bedrooms, 2 with built-in robes- Main Bathroom with bathtub, separate shower and vanity- Private main toilet- Laundry room- Double-door Linen Cupboard- And handy Broom Cupboard OUTSIDE:- Set in a lovely enclave off Hume Street- 681 Sq Mtr CORNER Allotment- Value-adding 2-Street access- Detached DOUBLE GARAGE, with entry via Tess Close- Ideal NORTH-EAST orientation to Audrey Court and Tess Close- Enclosed AI Fresco Entertaining Room- Neat, low-maintenance gardens SO WHAT'S NEARBY?- Wow! 230 metres down from footpath to Middle Ridge Park:: With ovals, playground and BBQ area- 270m to The Ridge Shopping World- 570m to Highlands Christian College- Walk 620m to Middle Ridge Primary School:: Or drive 1.3km- 820m to Kmart at Toowoomba Plaza- 3.7km to the University of Southern Queensland- 3.3km to Centenary Heights High School- 4.2km to Empire Theatre / CBD JACQUI WALKER says: ' It's the perfect recipe here. 2 Tess Close is under 1km to 5 handy spots ... it's in a top Toowoomba suburb ... and the fully-maximised Corner Allotment with 2-Street Access and detached Double Garage is a must-have! And I love the North-East aspect ! ' NOW YOU'VE FOUND the one. FOR YOUR CONVENIENCE, The Jacqui Walker Sells Team is ready now to answer your call, text or online inquiry. SEE QUICKLY! ***HANDY INFO courtesy of The Jacqui Walker Sells Team:- Recent General Rates and Charges: \$1,645.07 net 1/2 yr- Recent Water Infrastructure Charge: \$315.29 net 1/2 yr + consumption- Local Government Area: Toowoomba Regional Council- Real Property Description: Lot 44 on Registered Plan 893793- Allotment Size: 681 square metres- Orientation to Corner Allotment: North-East- Internet: Can connect to the NBN via Fibre-to-the-Premises technology, FTTP- State School Zone: Middle Ridge Primary, P-6; Centenary Heights High, 7-12- Disclaimer: All care taken, however you are encouraged to independently verify all figures, measurements and indications.