

**26 Yeates Street, Moranbah, Qld 4744**

**MORANBAH REAL ESTATE**

**Sold House**

Monday, 14 August 2023

26 Yeates Street, Moranbah, Qld 4744

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 750 m2**

**Type: House**

**\$298,000**

Capture the afternoon breeze as you unwind on the undercover verandah upstairs, or create a culinary feast in the striking modern kitchen while interacting with family in the large lounge and dining areas - all of which effortlessly flow into each other to allow you to truly enjoy open plan living at its finest. Set amongst quality built homes in a lovely street on the East side of town proudly sits this two story home on a large fenced allotment. Excellent side access to the backyard allows you to build the shed of your dreams - however isn't necessary given the huge amount of secure and lockable storage space underneath the home. The hard work has now been completed; this lovely home is ready for new owners to reap the rewards. FEATURES YOU WILL LOVE:- Excellent height downstairs - ideal for building in or keep as lockable storage- Freshly painted- Good floor coverings and neutral colour scheme- Modern tiled bathroom- 3 x Spacious bedrooms with built in wardrobes- Fully air-conditioned and fans throughout- Quality appliances including under bench oven, electric cooktop and dishwasher in the beautiful open-plan kitchen which features tiled splashbacks and a breakfast bar- Large open plan living, kitchen and dining- Fully fenced backyard with excellent side access and a lockable garden shed- Rented at \$540 per week = approx. 10% return