

**27 Keppel Avenue, Clinton, Qld 4680**



**Sold House**

Tuesday, 5 September 2023

27 Keppel Avenue, Clinton, Qld 4680

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 834 m2**

**Type: House**



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**\$370,000**

Situated on a flat and spacious 834m<sup>2</sup> allotment this tidy single story home is the perfect first home or downsizer for those wanting to enter the Gladstone market at an affordable price. Boasting a sparkling in-ground pool, 6.6kw solar system and a spacious open plan floor plan this quality home offers plenty of value for money. Located in the family friendly Carinya Estate, Clinton this convenient location is only minutes from Bunnings Homemaker Centre, Harvey Road Tavern, Schools and Daycares. Whether your young or old this accessible estate is fit for all. At a glance;- Modern kitchen located at the heart of the home which offers 900m gas cooktop & oven, stainless steel rangehood, dishwasher, breakfast bar and plenty of storage throughout.- Spacious open plan living/dining area smartly positioned well away from all bedrooms which features new timberlook flooring, split system air conditioning, downlights and sliding door access to the outdoor patio area.- Three generously sized bedrooms all offering split system air conditioning, brand new carpet, built in robes, curtains and ceiling fans.- Tiled bathroom featuring shower over bath, vanity and separate toilet for added convenience. - Outdoor patio area perfect for those that enjoy entertaining family and friends. This home is designed for outdoor living at it's very best.- Sparkling in-ground pool which is the real highlight of the home. Lounge around the pool and soak up the sun all year round.- Fully fenced and low maintenance yard which offers plenty of space for the kids and pets to run around and enjoy.- 6.6kw solar system to help reduce those costly power bills.- Double lock up garage with workshop space. - Plenty of space to accommodate a caravan, boat or additional vehicles down the side of the house.- Rental Appraisal: \$435 - \$445 per week approx.- Council Rates: \$3,900 per annum approx. If your looking for a quality lifestyle home in a fantastic estate than look no further as 27 Keppel Avenue, Clinton may be the one you've been waiting for. Contact Michael Byrnes today on 0405 954 034 or email [michael@locationsestateagents.com.au](mailto:michael@locationsestateagents.com.au) for further details.\*\*Please note the information in this advertisement comes from sources we believe to be accurate, but accuracy is not guaranteed. Interested parties should make and rely on their own independent enquiries and due diligence in relation to the property\*\*