

**29 Park Street, West Gladstone, Qld 4680**



**Sold House**

Monday, 11 September 2023

29 Park Street, West Gladstone, Qld 4680

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 782 m2**

**Type: House**



Hannah Watts  
0749722484

**\$315,000**

Looking for an ultra-central/ inner city option but don't want to sacrifice on land space? Need room for the BIG shed? Want a move-in-ready options for either your family or investment/rental? Look no further! 29 Park Street has just undergone a number of recent improvements and is currently vacant awaiting it's new owners for immediate possession! As the heading says, it's central location cannot be beat with just a minutes drive to the CBD/Harbour and walking distance to majors shopping centers, primary and secondary schools and the hospital. You won't find better value for money elsewhere! • Truly impressive 782sqm inner city block with side access on both sides! • Room for the largest of sheds with over 200+sqm of easement/restriction free rear yard space to play with. • Full internal repaint on the upper level with bright whites throughout! • Downstairs offers a spacious recreational/storage area that connects to the secure single garage also offering loads of workshop/storage space in addition to the vehicle storage • The garage opens up on all 4 sides, creating an open/airy environment perfect for the workshop • Loads of potential on the lower lever to build-in and add additional rooms! • Hardwood frame and hardwood flooring with steel/ concrete foundations provide solid bones to a solid home – The don't build them like this anymore! • Internal stairs lead to the open plan kitchen/living/dining areas with freshly polished timber floor and extra high cathedral ceilings, offering a truly unique aesthetic which set it apart from the rest! • The photos showcase an elevated leafy green outlook from the living/dining/kitchen • Fully air-conditioned throughout with 4 modern split system A/C units • Spacious kitchen with overhead cabinetry, double sink, dishwasher, pot draws, extra large windows to take in the elevated outlook and breakfast bar connecting to the dining/living • Covered decking on upper level opens to the living area via double glass sliding doors and security screens. • Security screens on all windows and doors • All three bedrooms offer exceptional storage with large built-in-cupboards, fans and air-conditioning. • Main bedroom is particularly large with separate his and hers robes! • The bathroom is super tidy with separate shower and bath (Toilet also separate from the bathroom). • Fully fenced block front to back suitable for pets on an ideal low maintenance block perfect for investors OR a blank canvas to improve and make you own! • Rates - \$3,200 approx per annum For \$319,000 – This truly is exceptional buying in Gladstone's VERY active property market. Rental returns are sitting firm at near 1% and it has never been a better time to get into the market. Where else in QLD can you buy a property like this for just over \$300,000 in a town with such strong promise and opportunities for work and growth. Contact Luke from The Watts Team @ LOCATIONS estate agents today to be one of the first to inspect! \*\*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\*\*