

**29 Yeates Street, Harlaxton, Qld 4350**



**House For Sale**

Thursday, 13 June 2024

29 Yeates Street, Harlaxton, Qld 4350

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 819 m2**

**Type: House**



Shaun Blackburn  
0490499194



James ODonohue  
0488144347

## Offers Over \$479,000

Conveniently located in a fantastic pocket, only moments to North Point Shopping Centre, Downlands College, Horn Park, shopping options and the CBD, 29 Yeates Street offers the perfect opportunity for those looking for first home buyers, investors, or those simply looking for a home with potential on a large block in a fantastic location. Inside, you are welcomed with 3 generous carpeted bedrooms, a spacious carpeted living area and functional eat-in kitchen. The kitchen hosts an upright stove, dishwasher and plenty of storage options. The family bathroom has a shower-over bath combination, toilet and vanity. Additionally, the laundry is located downstairs. Outside, the home will tick a number of boxes. Set on a large and fully fenced 819m<sup>2</sup> allotment, with plenty of room for the family or furry friends to run around - or ripe for transformation, whether you envision a lush garden, an expansive outdoor entertainment area, or even a large shed or granny flat (STCA). For your vehicles, there is already a large double carport at the rear of the block. Additionally, there is a covered pergola and plenty of under house storage options. Investors - Our property management team has recently appraised this property at \$440-\$470 per week, subject to market conditions. Features at a glance: - Massive fully fenced 819m<sup>2</sup> allotment - 3 generous carpeted bedrooms - Spacious carpeted living area - Eat-in kitchen with electric upright stove and dishwasher - Functional bathroom with shower-over bath and toilet - Downstairs covered pergola - Plenty of under house storage options - Double carport Whether you're looking to nest, invest, or add value, 29 Yeates Street is an opportunity you won't want to miss. Explore its potential and make it your own today. General rates: currently \$1,385.54 net per half year Water rates: currently \$315.29 net per half year plus consumption Primary school state catchment: Harlaxton State School High school state catchment: Toowoomba State High School