

**3 Chippendale Street, Ayr, Qld 4807**

**Raine&Horne.**

**Sold House**

Thursday, 17 August 2023

3 Chippendale Street, Ayr, Qld 4807

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 4**

**Area: 1012 m2**

**Type: House**



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**\$255,000**

Position is key and this is definitely what this property has over most... Straight across the road from the Ayr Hospital, a hop skip and a jump from the Medical Centre, REGIS Home for the Aged and Ambulance Centre and a quick right turn out the front gate to TOSH'S... What more can you possibly ask for... This much loved 4 bedroom family home is located in the best possible spot on a very lush, fenced 1,012m<sup>2</sup> town block and is bound to tick all your boxes when searching for your new property... Offering a generous and spacious open plan air-conditioned layout inside providing loads of room for every member of the family within the living and dining area... Handy front sitting room perfect to enjoy a cuppa while reading the morning paper or to utilise as a study/office area... The Chef of the house can cook to their hearts content in the well equipped kitchen which has plenty of bench, prep and storage space plus a handy walk in pantry... Upstairs there are three bedrooms which offer great size with master showcasing split air-conditioning and fan... A fourth bedroom/rumpus room is located near the bathroom and also offers split air-conditioning and fan and would make a great spot for the teenager of the house or when visitors drop by to stay...The bathroom amenities are very neat and tidy with a bonus storage room and internal laundry to complete the inside of this wonderful home... Hubby will be super pleased as there is a 4 bay shed (extra height) in the back yard to protect the family vehicles with leftover room for all those much needed extra toys while still offering loads of space for the kids and pets to play in the backyard... This property would also make a very handy Investment to start or add to your existing Investment Portfolio and has a Tenant in place paying \$350.00 p/w... It's ticking more than enough boxes and we don't want you to miss an opportunity to own this wonderful home... Hurry and call to book in your immediate inspection today...