

31 Mylne Street, West Gladstone, Qld 4680



House For Sale

Wednesday, 14 February 2024

31 Mylne Street, West Gladstone, Qld 4680

Bedrooms: 5

Bathrooms: 3

Parkings: 4

Area: 809 m2

Type: House



Michael Byrnes

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\$498,000

Situated on a spacious 809m² allotment and oozing with character this five bedroom home offers plenty of versatility with it's dual living potential and is fit for families both small and large. Located only minutes from the Gladstone Marina Parklands and East Shores Precinct this central location is perfect for those looking for the convenience that West Gladstone has to offer. Upstairs;- Four spacious bedrooms featuring stunning timber floors, wardrobe, venetian blinds and ceiling fans.- Sunken lounge room really shows off this homes character and charm. Offering timber floors, blinds and built in shelving. - Dining area perfectly positioned from the kitchen which offers an open plan design and features split system air conditioning.- Modern style kitchen located at the heart of the home, Equipped with dishwasher, electric oven, gas cooktop, breakfast bar and plenty of storage throughout.- Main family bathroom has been fully renovated and offers shower, vanity and toilet. The second bathroom tucked away with the fourth bedroom features shower, floor to ceiling tiles, floating vanity and separate toilet.- Additional two living areas which gives this home that added space and versatility. The first is located as you enter the front door and is the perfect study or reading area with the second being ideal for a kids toy area. - Front deck perfect for entertaining family and friends all year round. The connection from the deck to inside the home is seamless and well designed. Downstairs;- Self contained studio space giving this home the dual living potential for those wanting to accommodate a teenager, elderly parent or rent for additional income.- Tiled living area with it's own internal access allows for the upstairs and downstairs to be completely separated if required. - Fifth bedroom with ensuite equipped with shower, toilet and sink. - Double lock up garage with ample space for your very own workshop. - Fully fenced backyard with small rear outdoor deck and side access to accommodate boats and caravans. - Rental Appraisal: \$570 to \$590 per week approx.- Council Rates: \$3,500 per annum approx. Presented to please this 1980s home is immaculate both inside & out and offers the character that stands out from the rest on the market. For further details contact Michael Byrnes today on 0405 954 034 or email michael@locationsestateagents.com.au**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**