

# 32 Mulgara Street, Deebing Heights, Qld 4306



## House For Sale

Sunday, 5 May 2024

32 Mulgara Street, Deebing Heights, Qld 4306

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 350 m2**

**Type: House**



Chelsey Wilson

0432300666

## Inviting All Offers - Mid 600's

Welcome to your contemporary oasis nestled in the heart of Deebing Heights' prestigious Sovereign Pocket. This immaculate single-storey residence boasts a fusion of modern design and functionality, offering a lifestyle of comfort and convenience for families.

**Key Features:-** Gourmet kitchen equipped with 900mm gas appliances and pendant lighting- Split system reverse cycle air-conditioning to master bedroom and living area- Stone benchtops in the kitchen and bathrooms- Spacious media room and dedicated study- Generous walk-in robe in master bedroom- 600mm x 600mm floor tiles throughout- Mirrored wardrobes in bedrooms- Grand 1200mm front timber door - Fully fenced yard with side gate- Low maintenance 350m<sup>2</sup> block - 6.62kw solar system installed- Ceiling fans throughout- Spacious alfresco area - Double remote garage - USB powerpoints- NBN connected- Internal laundry

**Built in 2020** Currently tenanted for \$530 per week until June 2024  
Rental appraisal: \$580 - \$600 per week  
Council Rates Per Quarter: \$548.20

**Location Highlights:-** Walking distance to large parks with kids playground and BBQ facilities- Walking distance to Deebing Heights State School - Approx. 3 mins to Yamanto Shopping Centre- Approx. 10 mins to Ipswich CBD- Approx. 10 mins to St Andrews Hospital and Ipswich Hospital- Approx. 10 mins to USQ Ipswich- Approx. 12 mins to Ipswich Golf Club- Approx. 14 mins to RAAF Amberley Base- Approx. 19 mins to USQ Springfield- Approx. 40 mins to Brisbane CBD

Don't miss out on this incredible opportunity by enquiring today. **Disclaimer:** While utmost care has been taken to ensure the accuracy of this information, neither the seller nor the agent provide any warranty regarding its accuracy. Interested parties are advised not to solely rely on this information as factual representations, but to verify it through inspection or other means. Advertising photos may include images taken both currently and at the time of construction.