

35 Allunga Drive, Glen Eden, Qld 4680

House For Sale

Tuesday, 16 January 2024



35 Allunga Drive, Glen Eden, Qld 4680

Bedrooms: 4

Bathrooms: 1

Parkings: 1

Area: 723 m2

Type: House



Luke Watts
0407899110



Hannah Watts
0749722484

Offers Over \$329,000

Are you on the hunt for value for money but don't want to sacrifice on condition, privacy and character? Your hunt ends here! Welcome to 35 Allunga Drive – your leafy hideaway in one of Gladstone's most secluded/private suburbs. Set back and elevated from an already quiet street, this 4 bedroom home is obscured by a curtain of foliage front and back adding to the sense of seclusion and privacy. At offers over \$329,000 this 4 bedroom family home has been priced EXCEPTIONALLY well for lucky new owners and is currently vacant and ready for immediate possession on sale! You likely already know just how limited stock is under \$400,000 in the Gladstone Region with properties selling within days, if not hours of hitting the market! But if not, then be warned! 35 Allunga Drive will be no exception to the trend so get your interest in fast and be a part of the first available inspection window!

- Quite/hidden location located at the back of Glen Eden. Overlooking council strip/nature reserve and Meteors Soccer Field. Short 5 minute walk to Gladstone's Stunning Botanical Gardens!
- Elevated location with single carport (easily improved to allow a second carport/open parking spot at the top of the driveway)
- Covered and private front patio/outdoor living area overlooking well established gardens and neighboring council maintained green belt.
- Solid home with external block wall construction, colorbond roofing and grand double door entry way!
- Lower level provides separate living/kitchen and dining areas with server/bay window connecting the dining and kitchen areas.
- Second toilet on the lower level with the main bathroom upstairs
- A TRULY unbeatable kitchen, thoughtfully renovated with space a major priority, well-appointed cabinetry, double sink, dishwasher, MASSIVE pantry, breakfast bar, extra wide glass cooktop, chest height oven, dedicated microwave housing and pot draws. The kitchen is truly flawless and out to impress!
- Tiled dining/family area connects the carport/kitchen/living area.
- Unique exposed timber raked ceiling in the entry/dining/living areas
- Air-conditioned and carpeted living area with extra large windows which take in the leafy green outlooks on all sides.
- The internal timber staircase takes you to the upper level where you will find a unique layout accommodating the 4 carpeted bedrooms/ main bathroom and laundry.
- All four bedrooms are carpeted and three have sliding mirrored robes.
- Main bathroom has both a separate shower and bath, extra wide vanity, spacious linen cupboard and toilet (Second toilet on the lower level)
- Laundry provides direct access to the flat and fenced rear yard which is just as leafy as the front and suitable for pets/kids to play! This area is accessible externally also from a set of stairs on the left hand side.
- An array of storage options including a dedicated storage room at the rear of the carport

The owners of this property are motivated and have priced the property exceptionally well. Only Genuine and Quality offers over \$329,000 will be considered to secure this brilliant home. Contact Luke from The Watts Team @ LOCATIONS estate agents today and don't delay in registering your interest to purchase and be sure to make the first available viewing!

Council Rates - \$3,500 approx per annum
Estimate Rental Appraisal - \$440 to \$460 per week

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