

36 Brook Road, Kumbia, Qld 4610



House For Sale

Thursday, 13 June 2024

36 Brook Road, Kumbia, Qld 4610

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 1012 m2

Type: House



Chris Arnold
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275,000

Rental appraisal \$350 to \$380 per week Within a convenient radius of both Kingaroy CBD and the picturesque Bunya Mountains, Kumbia offers a charming escape with its array of amenities and quaint township allure yet a population of less than 300. Step into this original weatherboard home, recently rejuvenated with a fresh coat of paint inside and out. Throughout, the timeless charm of tongue and groove walls adds character and warmth to the living spaces. The heart of the home boasts a small yet modern kitchen, complete with a walk-in pantry for added convenience. A separate lounge and dining room, along with an office space, offer versatility and room to accommodate various lifestyles. Three bedrooms provide ample space for family or guests, complemented by an updated bathroom featuring dual access from the main bedroom and two toilets for added functionality. Comfort is key, with reverse cycle air conditioning in two bedrooms and the living area, as well as ceiling fans to keep cool during warmer months. For cozy winter evenings, a fireplace beckons, creating a welcoming ambiance. Practicality meets comfort with town water supply supplemented by a 5000-gallon tank, ensuring peace of mind. Additional storage space is found beneath the house, ideal for laundry needs and miscellaneous items. A shipping container rests on a concrete slab offering further storage solutions and can be sold with this property if the dollars being offered by a potential buyer are right, while two carports, one with extra height to accommodate a caravan, provide shelter for vehicles. Beyond its charming facade, this property embodies the essence of rural living with modern comforts, presenting an opportunity to embrace a laid-back lifestyle within reach of essential conveniences.