

# 4 Dawn Parade, Thabeban, Qld 4670



## Sold House

Wednesday, 31 January 2024

4 Dawn Parade, Thabeban, Qld 4670

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 706 m<sup>2</sup>

Type: House



James Scarborough



Marcus Groth  
1300889382

**\$385,000**

This low maintenance family home is value packed & the property has heaps of room and is situated near the local park. Both the interior & exterior have been well maintained & inside you'll be pleasantly surprised by the functional design & easy redecorating potential - A good opportunity to add major value here... - 3 good-sized bedrooms, all have built-ins - Almost New Large kitchen - Large family living room, 1 bathroom & separate laundry- Covered outdoor area- Fully fenced, mature landscaped gardens & blank canvas back yard - Less than 10mins to the CBD, major shopping complex & schools - Approx. rental appraisal = \$440 IDEAL FOR INVESTORS / FIRST HOME BUYERS / RETIREES Avoid disappointment & enquire asap as properties with these features are in very high demand - Call James Scarborough & Marcus Groth today to book an inspection.\*Whilst every endeavour has been made to verify the correct details in this marketing neither the agent, vendor or contracted illustrator take any responsibility for any omission, wrongful inclusion, mis description or typographical error in this marking material. Accordingly, all interested parties should make their own enquiries to verify the information provided. Any fixtures shown may not necessarily be included in the sale contract and it is essential that any queries are directed to the agent. Any information that is intended to be relied upon should be independently verified\*Not looking to buy? Selling instead? With James Scarborough Licensed Real Estate Agent & Marcus Groth, we encourage you to find a better online profile... The proof is on this page and in our results! Call me on 1300 889 382 or [facebook.com/AnpKay's Bundaberg](https://www.facebook.com/AnpKay's Bundaberg) today and maximize your online presence and get the result you need.