

4 Palm Court, Clinton, Qld 4680

Sold House

Thursday, 19 October 2023



4 Palm Court, Clinton, Qld 4680

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 704 m2

Type: House



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\$321,000

Ladies and Gentlemen, you are about to receive your first and only warning in relation to this UNBEATABLE investment/first home/low maintenance living option – This property is priced to sell! 4 Palm Court represents the epitome of easy living with no sacrifices made on locality OR space. Tucked away in one of the most secluded and private cul-de-sacs within Clinton, this property has just undergone a cosmetic facelift with new paint throughout and would make an exceptional addition to your investment portfolio, a PERFECT first home for buyers on a budget, or an ideal retirement option for those who aren't ready for village life just yet! But be warned, you WILL need to be fast, and you will need to have your pencils sharp in submitting offers on this one!

- Fully tiled throughout making for easy cleaning and maintenance.
- Low maintenance brick home with fully fenced, flat back yard. Lovely octagonal front living room adds character, space and street appeal.
- Large open plan living room, with tiled flooring & multiple ceiling fans. This room wraps around and has a dedicated dining room & connects to the hallway.
- Neat kitchen with breakfast bar, double stainless-steel sink, electric oven & cooktop, fridge space, ample bench & storage space & window overlooking the front yard.
- Primary bedroom is a good size and features access to the 2-way bathroom, sliding mirrored robes, ceiling fan & split system air-conditioning.
- The remaining 2 bedrooms also have tiled floors, sliding robes, air-conditioning & ceiling fans.
- 2-way bathroom is a good size & features separate shower & bath, large vanity & separate toilet.
- Laundry room has excellent storage options with 2 double sliding door cupboards, laundry tub with underneath cabinet & space for washer & dryer and direct access to outside clothesline.
- Near flat backyard with garden shed, low maintenance gardens as well as plenty of lawn for the kids & pets.

Additional features include: High functioning solar system, single carport, exceptionally quiet and private location, security screens on all windows/doors, walking distance to public and private schools, shops, sporting ovals and more! This one is vacant and ready for immediate occupancy on sale! Contact Luke from The Watts Team @ LOCATIONS estate agents today for details on the next available inspection! Council Rates - \$3,600 approx per annum Rental Appraisal Range - \$430 to \$450 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**