

4 Welford Circuit, Yarrabilba, QLD, 4207

Sold House

Thursday, 3 August 2023

4 Welford Circuit, Yarrabilba, QLD, 4207

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: House



Erynne Manners
0731331234

PERFECT FIRST HOME BUYERS OPPORTUNITY OR INVESTMENT!!!

If you are looking to snap up the perfect investment property to add to your portfolio or looking for the perfect first home, look no further! This low-set three bedroom modern home, located in a family friendly neighbourhood close to parks, shopping centres and schools is the perfect opportunity awaiting you.

Internally, you are presented with modern tiles throughout and an open plan & air-conditioned living/dining area which creates a family-friendly abode that offers multiple possibilities for living and entertaining. The fully equipped kitchen with electronic appliances and dishwasher is complete with ample storage and bench top space. The master bedroom has a ceiling fan, walk in wardrobe and ensuite. The other two carpeted bedrooms are generous in size with built-in robes and ceiling fans.

Sitting on a 265m² block, the property boasts of a very spacious backyard and outdoor entertainers area which is perfect for Saturday BBQ's or simply to just enjoy the afternoon breeze whilst watching the children play.

Property Features:

- Currently tenanted until 31st January 2024 at \$470 per week, new rental appraisal \$500 per week!
- Three spacious bedrooms, all carpeted with ceiling-fans and built-in robes.
- Main bedroom with ensuite and walk-in-robe
- Tiled living and dining area with split-system air-conditioning, ceiling fan, sliding door access to patio
- Modern kitchen fitted with electrical appliances, pantry, large fridge space and dishwasher
- Covered entertainers area
- Family bathroom with full-length bathtub, shower and vanity
- Separate toilet
- Internal laundry with access to exterior
- Great sized backyard, perfect for the children and animals!
- Single lockup garage

Location Highlights:

- * Walk across the road to local park!
- * 800m to bus stop
- * 800m to local cafes and gym
- * 800m to Yarrabilba State Secondary College
- * 900m to a Childcare facility
- * 40 mins to Brisbane CBD
- * 55 mins to Gold Coast