

40 High Street, Walkervale, Qld 4670

House For Sale

Wednesday, 14 February 2024



40 High Street, Walkervale, Qld 4670

Bedrooms: 3

Bathrooms: 2

Parkings: 6

Area: 1012 m2

Type: House



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Offers Above \$440,000

Nestled in a sought-after suburb near the bustling centre of town, this high set Queenslander is a true gem. Offering classic charm and modern comfort, this property presents a wonderful opportunity for a family seeking a spacious and convenient home. Boasting three bedrooms, including a main bedroom with its own air conditioner, this residence provides ample space for relaxation and rest. The third bedroom offers the added bonus of floor-to-ceiling storage, ensuring all belongings have their own place. Upstairs, a separate toilet and a two-way bathroom add to the functionality of the layout. The large kitchen area features stylish glossed tiles and an abundance of cupboard space, perfect for culinary enthusiasts. Adjacent to the kitchen, the spacious lounge room showcases beautiful floorboards and another air conditioner, ensuring comfort throughout the year. Downstairs, a versatile dual living opportunity, or teenage retreat awaits, providing an additional living space or a private sanctuary. Though not legal height, this area offers flexibility for a growing family's unique needs. Furthermore, a recently renovated bathroom downstairs, designed for accessibility, adds convenience for those with disabilities. The external areas of the property hold promise for enhanced entertaining possibilities, with a balcony conveniently positioned near the kitchen. Imagine hosting gatherings with ease or simply enjoying a quiet evening outdoors. The potential to further improve this space is vast, limited only by your imagination. There is a large 2-bay garage and double carport, offering ample room for hobbies, storage, or a workshop. On the 1012 square metre block, there is abundant yard space available both in the front and back. This provides ample room for outdoor activities and gardening endeavours. Additionally, the property boasts a fully fenced perimeter, offering an added layer of security. Situated in a tranquil neighbourhood, this home offers the best of both worlds – a peaceful environment while still within walking distance to Olsen's Corner and its array of amenities. Embrace the relaxed suburban lifestyle, knowing that the centre of town is always within reach.

At a Glance - Classic charm meets modern comfort in this spacious and versatile 3-bedroom home. - Tastefully renovated modern bathroom and separate toilet upstairs. - Kitchen with glossed tiles and seamless flow to the back balcony for indoor-outdoor entertaining. - Opportunity for dual living arrangements or a teenage retreat downstairs with newly renovated accessible bathroom and spacious living areas. - Generous 1012 square meter block with side access. - 2 bay shed and double carport for ample storage, cars, or pursuing hobbies. - Irresistible combination of classic charm and modern convenience. - Highly sought-after location. Rental Appraisal - \$500 per week Address – 40 High Street, Walkervale QLD, 4670. Contact – Kurt Dempsey – Michaels Real Estate – 0498 066 555 kurt@michaelsrealestate.com.au. **Every effort has been made to verify the correct details of this marketing. Neither the agent, vendor, nor illustrator is responsible for any omission, wrongful inclusion, misdescription or typing error in this marketing material. All interested parties should enquire to verify the information and satisfy any concerns. Fixtures shown may not be included in the sale & questions must be directed to the agent. Any information intended to be relied on should be independently verified and necessary due diligence conducted. **