

41 Littleford Circuit, Bundamba, Qld 4304



House For Sale

Friday, 19 January 2024

41 Littleford Circuit, Bundamba, Qld 4304

Bedrooms: 4

Bathrooms: 2

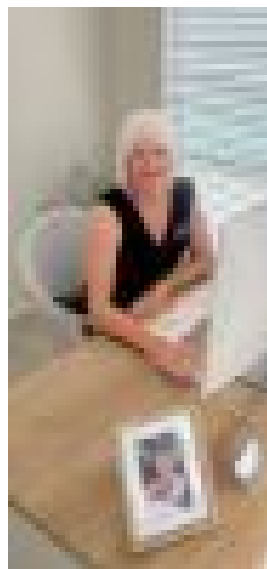
Parkings: 1

Area: 400 m2

Type: House



Connor Whitehouse



Karen Wellen
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Offers from \$550,000

Constructed in 2014 and positioned on a 400sqm lot in a booming pocket of Bundamba, this property is perfect for the first time home buyer, investor, downsizer, or someone searching for a more modern build. In my opinion this pocket of Bundamba is a hidden gem that has some incredible features that make it extremely liveable. You will be a five-minute drive from Costco, World Gym, train stations, major highways, both private & public schools and a major business park. Add to that the 10-minute drive from Ipswich CBD & 45-minute drive from Brisbane CBD. It truly is well positioned. No need to stress about flooding either as this location has been flood free in all major weather events, including 1974, 2011 & 2022. This tidy home is extremely low maintenance, made of a brick and tile construction, located in a quiet circuit within a family, friendly neighbourhood. Following on from the inviting front yard and entry, the home starts with the large master bedroom, walk in robe and ensuite, followed down the hall to a bedroom, the main bathroom, toilet, and internal laundry. Continuing on, you are led into the back of the house where you will find a modern open plan kitchen and dining area, separate lounge area and the other two bedrooms. Moving outside of the house to the covered patio and finally the back yard which includes double side access. The property has been tenanted for the last two years by an amazing family that have kept the place in top tier condition. These tenants are set to leave on the 8/02/2024, allowing for a quick settlement so you can get into your new home faster. Property Highlights:

- 4 large bedrooms all with built in wardrobes and carpet flooring
- 2 Bathrooms (including ensuite)
- Main bathroom includes shower and bath tub
- Air Conditioning to lounge and main bedroom – near new install to master.
- Single lock up garage
- Fans throughout
- Two separate living areas
- Modern oven, dishwasher, cooktop, and range hood
- Covered outdoor patio area
- Fully fenced low maintenance yard with enough room for a furry friend

The property has been fairly priced for a quick sale with offers starting from \$550,000. Reach out to Connor Whitehouse at 0413 508 160 with any questions you might have.