

44 Birch Street, Manunda, Qld 4870



House For Sale

Thursday, 18 April 2024

44 Birch Street, Manunda, Qld 4870

Bedrooms: 2

Bathrooms: 2

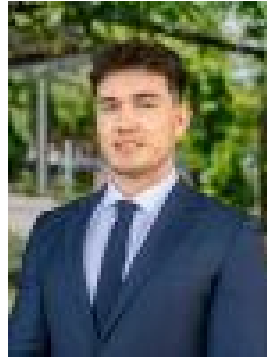
Parkings: 2

Area: 607 m2

Type: House



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Offers Over \$460,000

Welcome to this inviting residence that is perfect for the first home buyer, downsizer or savvy investor. Enjoy privacy and convenience in a prime location on a large 607m² block. This property offers huge opportunity and, in this market, will not last. Features include:- 2 generously sized bedrooms with air-conditioning - Main practical bathroom with separate toilet- Open plan living area- Internal laundry/second bathroom- 3rd additional room (NOT LEGAL HEIGHT) - could be used as a living area- 4th additional room (NOT LEGAL HEIGHT) with carpet - suitable as a study or home office- Practical, inviting kitchen with awesome features walls, dishwasher, electric cooktop and ample storage- PARTIALLY BUILT shed/workshop space - the hard works been completed, just need to finish the project- Huge yard - room for a swimming pool- Large undercover outdoor patio perfect for entertaining- Fenced block with great gardens that suits kids or pets - Private living- Tandem carport- 16 solar panels- Ample storage- Air-conditioning- Prime location- Large 607m² block- Rental Appraisal approx. \$520 to \$550 per week depending on availability Being close to amenities including schools, parks, restaurants, shopping centres, public transport, supermarkets and approx. 6-minute drive into Cairns City, this property offers immense opportunity. Contact Matthew Filip on 0437 543 420. All information contained herein is gathered from sources we believe to be reliable. This Office and its Agent provide no guarantees or undertakings concerning the accuracy, completeness, or current nature of the information and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Prospective purchasers must undertake their own due diligence, enquiries and assume various searches to verify the information contained herein.