

48 Col Kitching Rd, Karumba, Qld 4891

House For Sale

Wednesday, 17 April 2024

48 Col Kitching Rd, Karumba, Qld 4891

Bedrooms: 9

Bathrooms: 3

Parkings: 1

Area: 2109 m2

Type: House



Janessa Bidgood

Offers Over \$490,000

Why buy one house when you can buy 3! 48 Col Kitching Drive is one of the most impressive properties in the Gulf! Not only is it easy to love the style, but if you are a business minded person – this place works! HOUSE 1 – Is a neat 4 bedroom stumped home in excellent condition. Great features like back and front verandas, open plan living and generous sized kitchen with dishwasher. The bedrooms are all airconditioned and the master is set apart from the other rooms and has a private patio. The home is well maintained and has the use of a 3 x bay colour bond shed/carport. Currently bringing in \$375 per week from an excellent long term tenant. HOUSE 2 – A beautiful, characteristic Queenslander that has been relocated to the block and placed thoughtfully amongst the trees, you can see the Point from your back door and the high tide from your front door! The home is 3 bedrooms, 1 bathroom – all original tongue and groove walls and high ceilings. The kitchen is large and has more than enough bench space for a family to whip up a cooking session! The wrap around veranda on 2 sides catches the most beautiful breeze and the views would never get old! This home is truly stunning and would easily rent for \$350 per week (and has done previously). HOUSE 3 – or “The Unit”, is a modern 2 bedroom granny flat / unit underneath the Queenslander. It is private and separate, so it has little impact on its neighbours above. The unit has been styled in modern grey tones and cooled with split systems throughout. The kitchen is a neat wall + large island bench and also has great views of the garden and high tide! The bathroom is just a few steps away through the breezeway and is overly generous in size and similar modern tones to the unit. A great layout that allows for access to the bathroom BEFORE going inside the unit, if you’ve been swimming or fishing and want to wash off! This unit is a great AirBNB option in the tourist season or could be rented long term for \$260 - \$275 per week. POOL – Again with the thoughtful layout, the beautiful in ground pool is situated right in the middle of the property which allows all residents access to it, but also acts as a central point to the wrap around driveway, giving each tenant their own space. This property can suit so many buyers, from the family looking to live in Karumba but still have an income producing investment, to the seasoned investor who can see the opportunity to rent out all 3 spaces – there really is so much potential! Check out the photos of this rare gem and call us today to chat details. You will be glad you did! JANESEA BIDGOOD 0429 855 734