

**49 Riethmuller Street, Kearneys Spring, Qld 4350**



**House For Sale**

Wednesday, 20 December 2023

49 Riethmuller Street, Kearneys Spring, Qld 4350

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Area: 632 m2**

**Type: House**



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## Offers Over \$579,000

This spacious family home on a 632m<sup>2</sup> fenced block is perfect for the kids and pets to run and play! This well-designed home offers a superb layout seamlessly flowing from room to room with a great aspect capturing the evening breezes and early morning sun. Offering a large separate lounge room plus a spacious modern kitchen/dining leading out to the outdoor entertaining area which is perfect for all your family and friends where get-togethers will be a blast! This exceptional home is further enhanced by a stunning kitchen with plenty of bench and cupboard space, a free-standing Smeg oven with a six-burner gas cooktop and electric oven, Meile dishwasher, an amazing walk-in pantry with bench space and power, looking out to the entertainment area capturing beautiful views of the backyard giving a seamless transition between indoors and out which creates a balanced floorplan making the most of outdoor entertaining. Just sit, relax, and enjoy the stunning, private allotment. Now the list doesn't stop there, with three spacious bedrooms, all with built-ins, ceiling fans, and air conditioning in the main bedroom plus a neat two-way bathroom with shower and separate bath plus a second toilet and powder room! There is also a spacious Rumpus room that could easily be utilised as a 4th bedroom. This home creates a relaxing ambiance with soft tones, gas heater connections for natural gas, internal laundry, security screens on windows and doors, security cameras, a large garden shed with some access to the rear yard plus a large carport at the front of the home. This beautiful family home is positioned in the heart of Kearneys Spring and only minutes to the University, public and private schools, café's, parks, and Shopping Centre's. Make no mistake this home won't last long. Prepare to fall in love! Rent appraisal: approx. \$540-\$550 per week (subject to market conditions) General rates: approx. \$1,333.72 net per half-year Water rates: approx. \$315.29 net per half year plus consumption Primary school state catchment: Darling Heights State School High school state catchment: Harristown State High School Advertising Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.