

**55 Nobbs Street, Moura, Qld 4718**



**Sold House**

Friday, 29 March 2024

55 Nobbs Street, Moura, Qld 4718

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 875 m2**

**Type: House**



Amanda Munroe  
0749923366



Kathleen McGuigan  
0428859394

## Contact agent

\*\*\*CLICK ON 3D VIRTUAL TOUR TO INSPECT THIS HOME FROM THE COMFORT OF YOUR OWN\*\*\*Welcome to 55 Nobbs Street, nestled in the popular town of Moura. This home situates on a 875m<sup>2</sup> fenced allotment, promising peaceful rural living. Step inside and discover the upgraded interior: The living and dining areas seamlessly connect to the kitchen, providing a welcoming and functional space, each of the 3 bedrooms boasts built-in wardrobes and recently installed new carpet floor coverings. The renovated bathroom features modern finishing touches, a stylish barn-style door, step-in shower, and a separate toilet. Air-conditioning and ceiling fans are throughout the home, in every room for optimum comfort. Outside: You can entertain your guests on the lovely deck, offering ample space for memorable gatherings. This property is equipped with solar panels and a rainwater tank to contribute to low-cost living, and of course, another notable feature is the impressive powered Colorbond 2 bay shed, complete with an attached skillion roof. Take advantage of the vacant possession availability and envision yourself in this well-presented home. If you are thinking of investing, the rent appraisal ranging from \$420 to \$440 p/w adds to the appeal of this property. Don't miss out on this opportunity - contact Amanda or Kathleen today to schedule a viewing. A bit about Moura: Moura is located within the beautiful 'Banana Shire', has a population of approximately 2000 people and is home to mining and rural activity. Industry around Moura include 'Queensland Nitrates' Plant' and 'Dawson Mine', in addition Moura is experiencing the impact of exciting Renewable Energy Projects, which has already begun to boost our shire's economy. Situated 40 minutes from Biloela, Moura and its small neighbouring town Banana service locals with their Kindergarten, Primary & Secondary school plus Medical Centre and hospital. Extensive services and shopping options, just to name a few include Service Stations, IGA grocer, Pharmacy, Mitre 10, Moura Tavern, Aus Post, a famous (by our standards) Bakery and an excellent 'Pub' in Banana with a drive-through option, along with many others.