

**6 Cole Street, Avenell Heights, Qld 4670**



**Sold House**

Monday, 6 November 2023

6 Cole Street, Avenell Heights, Qld 4670

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 770 m2**

**Type: House**



Donna Theuerkauf  
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## Contact agent

Looking for your dream home? Look no further! Welcome to 6 Cole Street, Avenell Heights - a beautifully renovated 4 bedroom, 2 bathroom home that exudes modern elegance and convenience. The home boasts a large open plan kitchen, dining and lounge area complete with a modern and elegant aesthetic! The open concept of the home creates a seamless flow between all living spaces and allows plenty of airflow and breeze - perfect for those hot summer days. The Master Bedroom is a true oasis! Be impressed by the large built-in cupboards, beautiful ensuite, and comforting features of brand-new carpets, downlights and ceiling fan. The three other bedrooms also feature built-in wardrobes, new carpets and ceiling fans, ensuring everyone has their own personal haven. Throughout the home you'll experience quality lighting with downlights throughout, modern flooring and fixtures, adding a touch of sophistication to your living space. The home's design creates a spacious and airy atmosphere, perfect for modern living and entertaining. Situated on a spacious 770m<sup>2</sup> property, this gem offers not only a large back yard but also side access and an attached double car garage with internal access. You'll also find a handy garden shed located in the backyard. AT A GLANCE- Master bedroom with ensuite, built-in wardrobe and ceiling fan- 3 additional bedrooms all with built-in wardrobes and ceiling fans- Open plan kitchen and dining are with separate internal living area with fans throughout- Double garage with internal access - New flooring throughout main living areas with carpeted bedrooms- Down lights throughout- Garden Shed - 6.6KW SOLAR- 770m<sup>2</sup> block RATES: Approx \$1,820 (Inc Water) Per Half Year RENTAL APPRAISAL: \$600 - \$650/WEEK DISTANCE TO FACILITIES Boreham Park 700m Bus Stop 250m St Marys School 1km Freshfields Shopping complex 900m Thabeban State School 700m Hinkler Central Shopping Central 3.6km Bundaberg CBD 4.3km High School 3km Don't miss out on this incredible opportunity to own a beautifully renovated home in the desirable neighbourhood of Avenell Heights. Call Donna Theuerkauf on 0424 182 395 to arrange a viewing and secure your dream home! Disclaimer: LJ Hooker have been provided with the above information; however, the Office and the Agent provides no guarantees, undertakings or warnings concerning the accuracy, completeness or up-to-date nature of the information provided by the Vendor or other Persons. All interested parties are responsible for their own independent inquiries in order to determine whether or not this information is in fact accurate.