

6 Samantha Close, Darling Heights, Qld 4350



Sold House

Thursday, 4 April 2024

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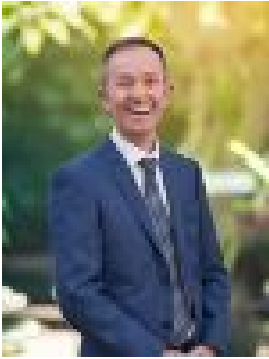
Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 600 m2

Type: House



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Contact agent

Move straight into this welcoming, low-maintenance, mint condition, brick home with nothing to do but relax and enjoy your weekends with your family. Tucked away in a private and quiet cul-de-sac, you'll have easy access to schools, local shops, cafes and UniSQ, all whilst you are just a ten-minute drive from Toowoomba's CBD. As you walk through the front door you'll feel welcomed by a large, light and airy, air-conditioned formal lounge. This leads to a generous open plan family living area, dining area and kitchen with reverse cycle air conditioning for year-round comfort. The four bedrooms all have ceiling fans and are generous in size with the master bedroom also boasting an ensuite and a walk-in robe. The generous living area continues into the great outdoors with a lovely, large covered alfresco area for you to relax with afternoon drinks or morning coffees overlooking the secure fully fenced yard. There is also a garden shed which you could use as a workshop, a lawn locker and two water tanks servicing the garden. The bonus is a solar system with 10kW battery storage as well as back-to-grid, so electricity bills won't be a worry. Features include:

- * Rent appraised at \$650 a week
- * Immediate vacant possession
- * 4 bedrooms, two with built-ins
- * Main bedroom with WIR & ensuite
- * Ceiling fans in all bedrooms
- * Laminex bench tops with upstand to island unit and corner pantry
- * Air-conditioned open-plan family living and dining
- * Formal living with a Northern aspect and bay window also with A/C
- * Family bathroom with separate shower & bath + separate toilet
- * Remote double garage with internal access
- * Security screens on all doors
- * 600sqm block
- * Covered South-East facing alfresco area
- * 3 x 4.5m lockable shed can be used as a workshop
- * 1.5 x 2.4m lawn locker
- * Fully fenced private backyard
- * Side access to the backyard via a lockable gate.
- * Mature landscaped gardens with veggie gardens
- * 6.6kW Solar PV system with 10kW battery storage and back to grid
- * Rates \$1,300.27 net/half-year
- * Water Access Charge \$315.29 net/half-year

Ideal for... First-home buyers, families, and downsizers looking for low maintenance. Astute investors should consider this home as it is low maintenance and close to UniSQ and the General Hospital. What's close by? * Japanese Gardens, Jack Street Park, a great kid's playground at Wagner Park * Walking distance to Westridge Shopping with award-winning butcher, bakery, and fast-food restaurants and UniSQ * Kmart Plaza / Mitre 10 / Southern Hotel / Springs Garden World Café / City Golf Club * 10 minute drive to Toowoomba's CBD. For more details or your private inspection, please call David Johnson 0408 661 454 or Richard Coccozza 0492 836 435 today.