

**61 Lyons Street, Warwick, Qld 4370**

**House For Sale**

Tuesday, 11 June 2024



61 Lyons Street, Warwick, Qld 4370

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 2023 m2**

**Type: House**



Tiffany Cruice

## Offers over \$649,000

This beautiful timber home was built in 1935 and has all the characteristics you expect to find in a character home – high ceilings, VJ walls, picture rail, polished floorboards, French doors, casement windows and fretwork. All the features that are highly sought after and endeared by many. Located in close proximity to the city center and yet also boasting a lovely outlook toward the East. Your views here include mountain views of the Great Dividing Range and also rural views of paddocks with horses and cattle grazing. What more could you want? Not to mention, that this home sits on a spacious 2023 sqm allotment which may be suitable for subdivision (subject to council approval). Let me tell you what else you will love about this property: \* 3 generous bedrooms\* Bright and airy master with window seat, ensuite & walk in robe \* Beautiful front entry \* Lovely, inviting lounge room \* Eat in kitchen with gas cooktop & Smeg dishwasher\* 3 reverse cycle air-conditioners \* Stunning main bathroom with twin basins\* Bright laundry/utility room \* Ceiling and under floor insulation\* Plumbing & wiring has been upgraded \* Garden shed with plumbing connected & gas hot water \* Single lock up garage/workshop\* 2 x portable carports \* Storage shed, 2nd garden shed & green house\* Abundance of fruit trees + veggie gardens \* Stunning front gardens with arbor & cute picket fence\* Heated inground chlorinated pool (9 x 4.2m approx.) with feature lighting \* House roof was replaced less than 18 mths ago \* Well fenced block \* 6.5 kw solar with 5kw inverter This property is amazing value and is sure to tick the boxes for a multitude of Buyers! Act quickly to avoid disappointment!