

62-66 Euston Road, Glenvale, Qld 4350



Sold House

Friday, 3 November 2023

62-66 Euston Road, Glenvale, Qld 4350

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 3 m2

Type: House



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\$950,000

QUICK GLANCE:*FOR THE DEVELOPER:-** Potential to Subdivide in to Housing Lots- Could be an ideal Retirement Village / Aged Care site- Glenvale has many successful precedents for both ideas- Potential other uses- Subject to Council Approval*****FOR EVERYONE ELSE:-** Here's over 9 Acres premium Land- With solid 3 Bedroom Home- 4.1km to Clifford Gardens Shopping Centre- Perfect for the horse enthusiast who wants a serene lifestyle- A great property to acquire now and hold on to::: Glenvale is booming! 9 Acres could be worth substantially more in the future**DEEP DIVE:THIS INCREDIBLE AND RARE** opportunity to own **OVER 9 ACRES OF PREMIUM LAND WITH A HOME** - only 4.1km to Clifford Gardens Shopping Centre - is presented by Jeromy Wainwright for The Jacqui Walker Sells Team. **WELCOME** to 62 Euston Road, an oasis nestled in the thriving area of Glenvale. This remarkable property offers a sprawling 3.77 hectares (over 9 acres) of exquisite land, perfect for those seeking a serene escape from the hustle and bustle of city life. The beautiful black soil country has previously grown lucerne, now returned to natural grass and Rhodes grass pasture which would serve as a perfect horse property in the heart of Toowoomba.**FEATURES** of the property include:::: Solid 3-bedroom brick homeAs you step inside the solid 3-bedroom brick home, you'll immediately feel the warmth and comfort it exudes. The large lounge/dining room is perfect for entertaining guests or enjoying cozy evenings by the fireplace. The kitchen is complete with an electric stove and pantry ensuring that meal preparation is a breeze. The primary bedroom boasts ample space and features large wardrobes, providing plenty of storage for your wardrobe essentials. The two additional bedrooms are also equipped with built-in wardrobes. In addition to the main living areas, this home also offers a separate TV room, perfect for movie nights or a quiet retreat. The built-in rumpus room, with access to the back patio, provides endless possibilities for entertaining, relaxation, or even a home office. For added peace of mind, this property features security screens and disability ramps to the back patio, ensuring safety and accessibility for all.**OUTSIDE DISCOVER::::** 2 Large Sheds and 3 Bay Carport Behind the house is a 3-phase powered shed providing ample space to protect your vehicles and machinery. Additionally, a 3-phase 3-bay machinery shed offers endless possibilities for those with hobbies or entrepreneurial ventures. ::: Abundant WaterWater is a feature on this property, thanks to the newly installed bore, and three rainwater tanks harvesting water from the home and sheds. The bore was installed in 2019, set at 85m and equipped with a submersible pump to deliver 5400 litres per hour. The tanks and bore provide beautiful potable water to the house, landscaped gardens and livestock on the property. **RARELY** do you find over 9 acres within Toowoomba. **WITH DEVELOPMENT POTENTIAL** for Housing Lots or a Retirement Village / Aged Care facility or potential other uses - subject to Council Approval- and with **FABULOUS LIVEABILITY** for those who just want a serene escape, this one's **THE ONE TO SEE.WHAT'S NEARBY?-** 700m to Eustondale Golf Course- 2.93Km to Harristown State Primary School- 2.94Km to Harristown State High School- 3.2Km to Darling Downs Christian School- 4.1km to Clifford Gardens Shopping Centre- 5.9Km to Toowoomba Showgrounds- 6.8Km to Toowoomba CBD**DON'T MISS** this incredible opportunity to own a **PROFITABLE** slice of paradise at 62 Euston Road. **CONTACT** Jeromy Wainwright today to schedule a private **TOUR NOW.***USEFUL INFO** courtesy of The Jacqui Walker Sells Team:- Recent General Rates and Charges: \$1,619.22 gross 1/2 yrly- Local Government Area: Toowoomba Regional Council- State School Zone: Harristown State Primary School, P-6; Harristown State High School, 7-12- Disclaimer: All care taken, however you are encouraged to independently verify all figures, measurements and indications.