

712 Ruthven Street, South Toowoomba, Qld 4350



House For Sale

Friday, 24 May 2024

712 Ruthven Street, South Toowoomba, Qld 4350

Bedrooms: 3

Bathrooms: 1

Area: 450 m2

Type: House



Joe Ryan

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Offers Over \$440,000

Recently renovated, you will simply fall in love with this wonderful character three-bedroom cottage the moment you step through the front door! Located in close proximity to the Toowoomba CBD in highly sought after South Toowoomba, this brilliant property boasts a new kitchen, renovated bathroom, fresh interior paint, polished timber floors, high ceilings, VJ walls, PLUS two-street access from both Ruthven Street and the laneway at the rear. The bedrooms are spacious in size and the property also boasts a sunroom / study / smaller 4th bedroom. Opportunities that represent value such as this are extremely rare. Inspect today!

Property Features:

- 3 spacious bedrooms.
- Sunroom / study / smaller 4th bedroom.
- Bathroom featuring shower over bath, vanity, and toilet.
- New eat-in style kitchen featuring natural gas cooktop, and ample cupboard space.
- Large formal lounge with ceiling fan.
- Polished timber floors.
- High ceilings.
- VJ walls throughout.
- NBN available.
- External laundry.
- Fully fenced 450m2 easy-care allotment - ideal for kids and pets.
- 2 street frontage - access from Ruthven Street PLUS laneway at the rear of property (gate must be installed for access).
- Close proximity to local schools, shops, parkland and public transport facilities.
- Close proximity to Toowoomba CBD.
- Rent appraised \$450-\$470/w

This wonderful property is priced to meet the residential market. Inspect today!

Contact Joe Ryan - 0400702685 joe@myhousetoowoomba.com.au € www.myhouse Realtytoowoomba.com.au