

# 8 Manning Court, Collingwood Park, Qld 4301

## Sold House

Friday, 8 September 2023



8 Manning Court, Collingwood Park, Qld 4301

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 766 m<sup>2</sup>

Type: House

**\$537,700**

**PERFECT OPPORTUNITY FOR FIRST HOME BUYERS OR INVESTORS IN PRIME LOCATION** Welcome to 8 Manning Court, Collingwood Park! If you've been waiting for a piece of land to call your own, this may be your chance! Throw a functional 3 Bedroom Home on top of this sizable 766 sqm block, and you'll have an amazing opportunity! Enviously located in a quiet cul-de-sac and minutes away from multiple public and private schools, local shopping centers, easy highway access, public transport and park & ride rail services. This well-maintained home is situated on a generous 766m<sup>2</sup> parcel with low maintenance gardens, a huge fully fenced rear yard & peaceful ambience backing directly onto parklands. **FEATURES** 6x6 Shed fitted with 3 Phase Power Three Spacious bedrooms all with ceiling fans Formal Lounge and Dining Spacious Kitchen with Electric Stove (AEG Induction Pure 4 Zone Cooktop) , Self Cleaning Oven (AEG Steam Bake Pyro) , Dishwasher and Walk in Pantry 2 Way bathroom with separate bath and shower as well as a separate powder room Freshly painted throughout Multiple Air Conditioning Units throughout the home Seamless flow to the lockable Alfresco/Entertaining Colourbond Fully Fenced backyard 20,000L Water Tank Garden Shed Security screens throughout the home 3kw Solar PV System (12x 250w panels in total) 410L Hotwater System Tandem Carport **LOCATION:** 1 Minute\* Collingwood Park State School 4 Minutes\* Woodlinks Primary School 3 Minutes\* Redbank Plaza 4 Minutes\* WestSide Christian College 14km\* to Ipswich Hospital & St Andrews Private Hospital 13km\* to Ipswich CBD 40 Minutes\* to Brisbane CBD \*approximately **Disclaimer:** NGU Real Estate Ipswich has taken all reasonable steps to ensure that the information in this advertisement is true and correct but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own inquiries to verify the information contained in this advertisement.