

95 Hill Street, Tivoli, Qld 4305



Sold House

Friday, 8 March 2024

95 Hill Street, Tivoli, Qld 4305

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 1553 m2

Type: House



Charles Kimmorley



Jordan Harrison
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\$575,000

Welcome to this stunning and spacious single-level home, situated on a sprawling 1553m² block in a desirable and peaceful neighbourhood. The large fully powered 5m x 11m shed, carport and manicured front lawn with garden beds, invite you in to discover all that this home has to offer. This home would be perfect for first home owners looking to get into the market at an affordable price, downsizers looking for a quality home in a quality location, anyone looking to renovate and flip the home for a profit, investors wanting a \$550 per week return and everyone in between! As you step inside, you'll be greeted by open plan living, complete with hardwood floors, fire place, modern fixtures, and large windows that fill the space with natural light. The open-concept layout seamlessly flows into the dining and living area, which perfectly compliments the generous kitchen. A convenient laundry room, located off the kitchen, offers even more storage and functionality. A connecting rumpus room adds to the appeal of the entire home by providing another distinct living area allowing the entire family to spread out. This single-level home boasts three spacious bedrooms and two distinct living areas, providing plenty of space for a couple or young family. The master suite, complimented by the main bathroom and ample space, is incredibly functional. The additional bedroom is large in size with space for storage. In addition to the detached carport, there is a 5m x 11m shed in the front yard, perfect for storing your most prized possessions and equipment with entire yard access being seamless. This well maintained and exceptionally functional home, with its single-level layout and tidy finishes, is sure to impress. Don't miss your chance to make it yours!

Ipswich City Council Rates: Approximately \$430 per quarter (subject to change) Water Charges: Approximately \$232 per quarter plus consumption (subject to change)

The home is located in the highly sought after suburb of Tivoli. As such you have quick and easy access to the Warrego Highway to Brisbane or Toowoomba and it is just down the road from the Brassall Shopping Centre, Primary and Secondary Schools, day care and medical/dental as well as sporting and entertainment venues. You can also drop into the Riverlink Shopping Centre or straight into the Ipswich CBD with electric rail to Brisbane.

Listing agents: Charles Kimmorley & Jordan Harrison Don't be disappointed, call me now - I'm waiting for your call.

NGU Real Estate Ripley – The Kimmorley Group