

9A Edward Street, One Mile, Qld 4305

Sold House

Tuesday, 2 April 2024



9A Edward Street, One Mile, Qld 4305

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 561 m2

Type: House



Steve Athanates
0414235933



Carl Marbella
0427383728

\$612,000

Step into this inviting family residence, where modern comfort meets practicality. Tiled throughout for easy maintenance, this home offers a perfect blend of style and convenience, making it an ideal choice for investors and families with its close proximity to the Ipswich CBD, schools and other amenities. The master bedroom includes carpeting, a ceiling fan, and air conditioning for personalized comfort year-round. Complete with a built-in robe and ensuite. Each bedroom features carpets, ceiling fans, and built-in robes. While the master bedroom is equipped with air conditioning for year-round comfort and an ensuite. Whether it's for family members or guests, these bedrooms provide ample space for everyone. The spacious lounge is perfect for creating family moments or enjoying quiet evenings with loved ones. Its ample space for seating and welcoming atmosphere make it ideal for relaxation or entertaining. The open-plan living room and dining area seamlessly flows into the kitchen, creating a cohesive space for family gatherings and daily living. With plenty of natural light, a functional layout and an air conditioner to ensure comfort during hot summer days and cool winter nights. This serves as the focal points for family gatherings and social occasions. The well-appointed kitchen is a chef's delight, boasting stainless steel appliances, including an electric cooktop, and plenty of storage space. Ample cupboard space ensures that all your kitchen essentials are neatly organized and easily accessible, making meal preparation a breeze. Step outside to the covered patio area, perfect for hosting barbecues and enjoying alfresco dining with family and friends. The spacious yard provides ample room for the kids to play, creating endless opportunities for outdoor fun and bonding moments. Don't miss out on the opportunity to make this inviting family home your own. Contact us today to arrange a viewing and experience the comfort and convenience it has to offer firsthand. For the investors this property is currently tenanted for \$480 per week until 23 July 2024 and has been rent appraised for \$500 - \$520 per week. Ipswich Council Rates: \$524 per quarter (Subject to change) Water charges: \$227 plus usage per quarter (subject to change) The kids are all looked after by the nearby Immaculate Heart Private Primary School or the Leichhardt Primary State School. You are less than 3 kilometres from the Ipswich CBD and train to Brisbane. There are also local shops, entertainment and sporting venues right on your door step! More importantly, this has been priced to sell quickly at offers over \$599,000. Listing agent: Steve Athanates Don't be disappointed, call me now - I'm waiting for your call. NGU Real Estate Ipswich - with Offices at Brassall, Ripley, Karalee, Greater Springfield and Toowoomba - Our Five (5) Great Locations Means We've got Ipswich and its Surrounds Covered! Results Speak Louder Than Words 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.