

**Address available on request, Toolooa, Qld 4680**



**Sold House**

Monday, 11 December 2023

Address available on request, Toolooa, Qld 4680

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 6**

**Area: 650 m2**

**Type: House**



████████████████████  
luke Ellison

0459351262

## Contact agent

Looking for an established URBAN FARM Opportunity ... will suit a family who likes to nurture their own veggie garden and comes complete with a chook run and chook house (all can be removed if it's not your thing). WITH A SOLAR ELECTRIC GATE ... such convenience and security. Loads of space in a small block with a large carport and high bay shed with separate power and racking. We have stored at times, 2 caravans, a trailer and 2 vehicles. All 4 bedrooms have individual split system reverse cycle A/Cs and one further in the lounge/dining area. There are ceiling fans throughout as well. Kitchen was redone when we purchase the property, the oven and cooktop are gas and there is a good amount of storage space in the kitchen. The fridge nook is only large enough for a single door fridge. Comes with Beko dishwasher only about 1 year old. The bathroom is functional and toilet is separate. Hot water is via gas system. There is a good laundry space downstairs where we currently run 2 washing machines and a dryer - has good storage. We have done some work on closing in the under house and there is a dry store pantry and a study area for our kids - with a little more work it could be quickly finished. Usual security screens to windows and doors. Neighbours are good - long term owners one side, rental on the other, retired couples to the rear. Easy access back to highways, 10mins to all major shops and local schools about the same distance. There is also a bus stop which is regular and takes you to all the major spots in Gladstone. They are saying Gladstone is likely to boom in house prices within the next 12 months due to a new project coming to town, so might be best to get in early.-----Upon sale (at the right price) we are offering a full professional interior paint, full clean of all A/Cs, large double door Samsung fridge (3 years old), we will pay for and arrange conveyance with a well know local business and a full bond level clean of the whole property. We would like you to have a NEW feel to an older home. We want to help make your purchase pleasurable.