

103 Watheroo Street, South Ripley, QLD, 4306



House For Sale

Saturday, 10 August 2024

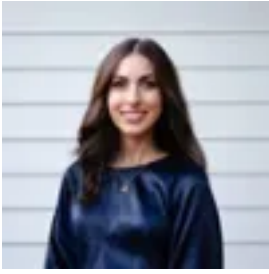
103 Watheroo Street, South Ripley, QLD, 4306

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Vanya T

Perfect First Home or Investment Opportunity!

Property details at a glance:

- 193m² Home on a 375m² block
- Build in 2020 by Maybach Property Group
- Providence Estate
- Currently tenanted for \$530/week on a periodic lease (month-to-month)
- Date of Last Rental Increase: 02/02/2024
- Future Rental Appraisal: \$620/week
- Council Rates: \$643/quarter

This quality built family home is just what you've been looking for!

Featuring 4 bedrooms, a bright and airy open-plan layout, 2 spacious living areas and a low-maintenance yard perfect for kids and pets, this home is ideal for those entering the property market, or seeking a secure investment in a family-friendly community.

Forget the hassle of building and enjoy securing a near-new home in the thriving Providence Estate. This home is located only a few minutes drive from Primary and Secondary schools, the medical precinct, playgrounds (both existing and future), the Splash'n'Play water park and local café. Everything you need is at your doorstep!

Property Features:

- 4 spacious bedrooms with built-ins, fans, fly screens and blinds
- Large master bedroom with walk-in robe, air-conditioning and ensuite
- Ensuite with shower, vanity and toilet
- Air-conditioned open-plan kitchen, dining and living areas lead out to the tiled alfresco
- Modern kitchen with 5-burner gas cooktop, large oven, fridge space and pantry
- Separate media room
- Main bathroom with bath, shower and separate toilet
- NBN Connection
- Town Gas Connection
- Exceptional location close to the highly popular and recently completed Rascals Park
- Fully fenced yard on 375m² block

Location:

This beautiful home is located in the visionary new Providence Community in the heart of South Ripley, conveniently just off the Centenary Highway. As one of the largest growth areas in South East Queensland, Providence is a fantastic mix of community spirit and "at your doorstep" convenience, making it the ideal place to raise your growing family.

- 3 minute drive to the Ripley Valley State School
- 3 minute drive to the Ripley Valley State Secondary College
- 3 minute drive to the Medical Precinct and proposed South Ripley Town Centre
- 5 minute drive to the local Café and Splash'n'Play children's park
- 15 minutes to Orion Springfield Town Centre
- 15 minutes to Springfield Central Train Station
- 20 minutes to Ipswich
- 45 minutes to the heart of the Brisbane CBD

* All times are approximate

This excellent opportunity is best appreciated in person - contact Vanya to arrange an inspection!

Disclaimer:

Ray White Ripley has taken all reasonable steps to ensure that the information in this advertisement is true and correct but accepts no responsibility and disclaims 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.