12 Kates Street, Clifton, Qld 4361

House For Sale

Wednesday, 10 July 2024

12 Kates Street, Clifton, Qld 4361

Bedrooms: 3　　**Bathrooms: 1**　　**Parkings: 2**　　**Area: 956 m2**　　**Type: House**

Jules Coutts

Offers Over $439,000

Welcome to your new home at 12 Kates Street, a 3-bedroom brick residence nestled on the north-eastern side of Clifton. Built in the 1990s, this inviting home offers ample space and comfort, making it perfect for families looking to settle into a quiet neighborhood.Recently refreshed with fresh internal paint and brand-new carpets throughout, this home is vacant and move-in ready. The generous-sized bedrooms include a main bedroom with a spacious walk-in robe, ensuring plenty of storage space for all your needs.Situated on a 956sqm block, the property backs onto the Clifton Racecourse, providing a picturesque backdrop and a sense of open space.Features abound, including a teenager retreat zone/front office space, two split-system air-conditioners and electric hot water system for year-round comfort, a convenient single lock-up garage plus a double concreted and powered lockable garage offering ample storage or workshop space, and a 2000-gallon rainwater tank to support sustainable living.Enjoy relaxing in the sunroom or entertaining in the outdoor area and open backyard, perfect for gatherings with family and friends. Don't miss your chance to make this meticulously maintained property your own.GENERAL DETAILS:Local Council: Toowoomba Regional CouncilRates: $954.38 net/half yearWater Rates: $235.31 net/half yearRental Appraisal: $410-$450/week* Please note virtual furniture has been utilised in the marketing of this property.Disclaimer: Advertising Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.