

18 Lomond Street, South Ripley, QLD, 4306

STRUD

House For Sale

Wednesday, 14 August 2024

18 Lomond Street, South Ripley, QLD, 4306

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

Perfect Family Living in South Ripley: Where Memories are Made

Nestled in the heart of South Ripley, this stunning home perfectly combines style and comfort. Built by a local reputable builder Hancock Homes, this four-bedroom, two-bathroom gem is ideal for those who seek something truly special.

As you arrive, the property's charm is undeniable. The large corner block offers endless possibilities for outdoor gatherings or peaceful retreats. With side access and a nice spot at the front for your caravan, your next adventure is just waiting to begin.

Step inside to discover a welcoming and comfortable space. High ceilings give the home an open, airy feel, while ducted air conditioning ensures you stay cool and comfortable all year-round. The master bedroom is a peaceful retreat with his and her wardrobes, offering a private space to unwind for those busy parents.

Outside, the saltwater 5mx3m pool is a true highlight—a clear, inviting spot where you can relax and enjoy the sun. Imagine spending your afternoons poolside, with the children playing by the pool on the trampoline or swing set.

The outdoor area also features two sheds, perfect for those who love to tinker, create, or simply need extra storage. This is a space where your hobbies and projects can flourish. An outdoor built-in BBQ where the extended alfresco areas provides plenty of shade with roller shades.

The neighbourhood is somewhere you would want your children to create beautiful memories with fantastic neighbours. Gumnut Park is just a short walk away, providing a green space where you can enjoy the outdoors or a little quiet time when the kids go play. For your shopping needs, Coles Ripley Town Centre is only a quick drive from home.

Families will appreciate the nearby Ripley Valley State School and Ripley Valley State Secondary College, offering quality education close to home. For those who need to commute, Springfield Central station and local bus stops provide easy access to the wider area.

Property Features:

- Extra garage space to accommodate larger vehicles with epoxy flooring
- Side access for ease of access to the backyard space
- Small shed holds 3 bins
- 4x Swann hardwired security cameras
- Spacious kitchen with 20mm stone benchtops
- 5 burner gas cooktop and oven, dishwasher, walk-in pantry and plenty of storage cupboards/drawers
- Floor to ceiling tiles in bathroom and ensuite
- Ceiling fans throughout the home and in alfresco area
- 600mmx600mm tiles throughout main floor areas and carpet in bedrooms and media room
- His & Her separate wardrobes in master bedroom
- Tinted windows with roller blinds throughout

For the investor this property has been rent appraised for \$750 - \$800 pw.

Rates: \$688.20 / qtr (subject to change)

Water: \$233.70 / qtr + consumption (subject to change)

Location:

- 3 minutes to Forty West Café and Splash'n'Play Water park
- 2 minutes to Ripley Satellite Hospital
- 2 minutes to Ripley Valley State Secondary College
- 2 minutes to Ripley Valley State School

- Easy access into and out of the estate, onto the Centenary Highway
- 6 minute drive to Coles Ripley Town Centre
- 14 minute drive to Orion Shopping Centre Springfield
- 18 minute drive to downtown Ipswich

This home is more than just a place to live; it's where memories are made and the ordinary becomes extraordinary.
Welcome to your new home.

Disclaimer:

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