

**20 Merrell Street, East Ipswich, Qld 4305**

**STRUD**

**House For Sale**

Friday, 5 July 2024

20 Merrell Street, East Ipswich, Qld 4305

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 424 m2**

**Type: House**



Andrew Weeks

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## FOR SALE

Situated on a 420m<sup>2</sup> block in one of the quietest streets, in one of the tightly held pockets of East Ipswich, The opportunity to own a beautiful 1920-built character home raised 2.7m off the ground. This charming residence boasts multiple living areas perfect for the growing family, ensuring everyone has their own space. The home features three extra-large bedrooms with ample room for a multi-purpose area that can be used as a separate study or adapted to suit. Underneath the home, you'll find an impressive 12m x 7.2m storage area, leaving a blank canvas for you to make your own whether you are wanting to create your own workshop or potentially look into building this area in, complete with an enclosed storage room downstairs. This house truly feels like a home. With ample space for a growing family and still having room for a swing set, trampoline, and space to run around in the backyard, you will see what makes this property the perfect place to call your new home. The spacious family dining area is ideal for gatherings and creating lasting memories with loved ones. Additionally, the double car space ensures that parking is never an issue. Property Features:- 3 oversized bedrooms - Huge 9.6 x 3.0 family dining area- Separate Living- 12.0 x 7.2 under house storage concreted - Raised 2.7 metres above ground level- Split system air conditioning in bedrooms.- Modern kitchen with pantry - Double lock up car accommodation electric roller door with remote.- Polished timber floors throughout- Renovated bathroom - Vj Walls- High Ceilings East Ipswich is renowned for its welcoming community and proximity to essential amenities. Nearby schools such as East Ipswich State School and Ipswich Girls' Grammar School add convenience for families. The suburb also offers easy access to parks, local shops, and public transport options, making daily commutes a breeze. Don't miss out on this unique opportunity properties like this are rarely available at such an affordable price point. Act now and make this charming character home yours today! Disclaimer: STRUD Property has taken all reasonable steps to ensure that the information contained 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 enquiries to verify the information contained in this advertisement.