

23 Ryrie Crescent, Rasmussen, Qld 4815

House For Sale

Sunday, 23 June 2024



23 Ryrie Crescent, Rasmussen, Qld 4815

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 619 m2

Type: House



Marion Grice
0412960744



Mark Stevenson
0423478044

Offers Over \$400,000

3 Bedrooms / 1 Bathroom / 3 Cars - Huge Multi-purpose / Family Living Area - Plus Fully Covered Outdoor Area - Workshop - 10.3kW Solar Great family home conveniently located off Riverway Drive, walk to the beautiful Ross River and the Loam Island Parkland which features boat ramp and jetty facilities, plus walking and bike trails. Minutes to the Riverway Plaza Shopping Mall, anchored by Woolworths, offering convenient local shopping and a variety of food and retail outlets. Next door is the Upper Ross Hotel, popular with the locals for its family friendly atmosphere with dine-in or takeaway meals. Minutes to Willows Shopping Centre, now one of Townsville's premier shopping hubs, Cannon Park Entertainment Precinct includes a Hotel, Readings Cinema and casual family eating venues. Close to the Willows Golf Course and Riverway, offering swimming lagoons, state-of-the-art skatepark and family open air movie nights. Primary and secondary schools are all centrally located as well as well-maintained sports and recreational parkland. Three air-conditioned bedrooms all with built-ins and easy-care vinyl timber look floors. The bathroom has a good-sized shower and separate toilet. Air-conditioned living room plus huge multi-purpose area (approx. 70m²) features a convenient toilet, indoor BBQ and flows onto a fully covered outdoor area, ideal for casual relaxed family living at its very best. The modern eat-in kitchen has ample bench and cupboard space. Two car garage with extra room for workshop / storage plus a separate side access extra high carport big enough to accommodate a caravan / boat or trailer. Money saving 10.3kW solar and fully fenced gardens with established fruit trees and bore water. * Three air-conditioned bedrooms all with built-ins and easy-care vinyl timber look floors* Bathroom has a good-sized shower and separate toilet* Air-conditioned living room plus huge multi-purpose area (approx. 70m²), with a convenient toilet and indoor BBQ, flows onto a fully covered outdoor area * Modern eat-in kitchen has ample bench and cupboard space* Two car garage with extra room for workshop / storage plus a separate side access extra high carport big enough to accommodate a caravan / boat or trailer* Money saving 10.3kW solar* Fully fenced gardens with established fruit trees and bore water VIEW THE FLOOR PLAN SO YOU CAN TRULY APPRECIATE WHAT THIS GREAT FAMILY HOME HAS TO OFFERDisclaimer: While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies and we accept no liability for any errors or exclusions (including but not limited to a property's land size, floor plans and building age). Accordingly all interested parties should make their own enquiries and obtain their own legal advice.