

**25 Keppel Avenue, Clinton, Qld 4680**

**Raine&Horne.**

**House For Sale**

Wednesday, 10 July 2024

25 Keppel Avenue, Clinton, Qld 4680

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Kristal Turner  
0749721500

**\$370,000**

Welcome to 25 Keppel Avenue in the desirable suburb of Clinton. This charming house boasts 3 bedrooms, 1 bathroom, and a single secure garage space. The property features a spacious backyard perfect for outdoor entertaining and an opportunity to build a shed / pool or BOTH! This property offers flexibility for both investors and homeowners, whether you're looking for a budget-friendly residence or investment opportunity, this property has wonderful potential to meet your needs. With internal access from the garage, entering into the kitchen. The open plan living room flows seamlessly between the living, dining and kitchen onto the adjoining covered outdoor area, perfect place for relaxing or entertaining family and friends. Features:

- Low-set brick home
- 3 bedrooms, all with built ins and carpet
- Ceiling fans throughout
- Large, open plan dining and lounge
- Functional kitchen with vinyl flooring
- Internal laundry
- Cemented covered back patio with fenced play area secure for kids and pets
- Single lockable carport
- Large backyard
- Side access

Current rental appraisal subject to works at \$400-\$430 per week Approx council rates \$3,900 per annum Don't miss out on the opportunity to make this home your own. Contact Kristal Turner at Raine & Horne Gladstone on 0497 260 751 to arrange a private inspection.