

252 Long St, South Toowoomba, QLD, 4350



House For Sale

Wednesday, 14 August 2024

252 Long St, South Toowoomba, QLD, 4350

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House

Charming Family Home with Endless Possibilities!

Discover the perfect blend of comfort and potential in this quaint updated cottage, ideally located on a generous 782m² corner block. This versatile home features three bedrooms (or opt for two bedrooms plus a sunroom), an open-plan living area, and a modern kitchen and bathroom that cater to contemporary needs.

Downstairs, a massive, fully-contained, and secure space awaits your creative touch-ideal for additional living areas, a granny flat, or a studio for the budding artist. There is a double carport, along with an enclosed garage which is perfect for an office, studio, or utility space.

With mixed house zoning, the property offers exciting potential for subdivision or the addition of a tiny house (subject to council approvals). Embrace the opportunity to create your dream home or investment in this dynamic location!

Extra Features:

- Short walking distance to Base Hospital, City Golf Club, public transport & local schools
- Wood fire in living & Reverse Cycle Air Conditioning in Lounge & Main Bedroom
- Front deck ideal for enjoying a morning cuppa
- Bathroom with shower & bath
- Kitchen with updated cabinetry, gas/electric stove, new dishwasher & dedicated position for fridge & pantry adjacent
- Office nook just off entry
- Underfloor insulation
- Polished timber floorboards plus floating floors
- Tinted windows
- New blinds on windows
- Fans in lounge, main bed & 3rd bedroom
- Smoke alarms all updated to new code
- Some updated painting internally
- NBN (fibre to the premises) for the highest internet speeds
- Bottle gas (for cooktop)
- Fully fenced yard ideal for children & animals
- Rent appraised at \$500 per week
- Land rates \$1,748.25 (before discount) & water connection fee of \$350.32 (both per 6mth period)

This property is currently owner/occupied so ready for anyone to go to contract & do a standard settlement, so ideal for first-time home buyers or investors. Call Scott or John for a private inspection or look out for open house times.