

# 36 Frank Street, Kirwan, Qld 4817



## House For Sale

Friday, 5 July 2024

36 Frank Street, Kirwan, Qld 4817

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 632 m2

Type: House



Lorraine Brian Martin  
0419755109

## Offers Over \$449,000

This 3 bedroom, 2 bathroom home would be an excellent family home or be a solid investment for an astute buyer. Upstairs you'll find a spacious open plan format of living and dining room adjoining a modern kitchen. There's also 3 good-sized bedrooms and a bathroom on this level. The beautiful sought-after narrow timber floorboards create a wonderful ambience on this level. And there's the little things about this home that make it special - like the laundry chute to transport washing to the lower level and the heater lights in the bathroom to take the chill off on those cooler mornings. There's also a 5.5kw solar system on the roof to make things easier on your electricity costs. Downstairs there is another bathroom and a huge tiled area with a kitchenette - perfect for entertaining or use as a teenage retreat, granny flat, studio, rumpus room, or additional living space. There's a big outdoor paved entertainment area - perfect for BBQs and enjoying the Townsville outdoor lifestyle. The guys will love the big double-bay shed out back that can also be used as a garage from the side street. The opportunities for this space are endless. There's so much to love about this property, so call THE MARTINS now to arrange an inspection. It won't last long! Lorraine Martin 0419 755 109 Brian Martin 0437 959 984 THE MARTINS REAL ESTATE At Helen Munro Property