

**4 Campus Cl, Gympie, QLD, 4570**

**CENTURY 21**

**Sold House**

Thursday, 22 August 2024

4 Campus Cl, Gympie, QLD, 4570

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



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## Charming 4 Bedroom Home with Superior Comfort

Step into this remarkable 4 bedroom, 2 bathroom property located on Campus Close in the heart of Gympie. The stunning home is equipped with an array of indoor features that blend comfort, convenience, and modernity. With air conditioning in the master bedroom and main living area, every corner of the house echoes cool comfort even during peak summer months.

The built-in robes provide ample storage space while the ceiling fans enhance circulation for a fresh indoor environment. The ensuite bathroom adds a touch of luxury to the master bedroom while providing added privacy and convenience.

Embrace your culinary skills within the galley style kitchen fitted with a dishwasher for easy clean-up post-meals. The open plan living layout promotes interaction between family members or guests, creating an inviting atmosphere for both relaxation and entertainment.

Adding to its appeal is a second living area perfect for movie nights or hosting game day gatherings. Completing the indoor features list is a laundry conveniently located in the garage so doing laundry chores doesn't interrupt your day-to-day indoor activities.

Moving outdoors, you will find an expansive fully fenced garden area offering plenty of room to cultivate your green thumb or simply enjoy outdoor activities with loved ones. An outdoor entertaining area provides additional space for social gatherings or evening dinners under starlight. The property also boasts eco-friendly solutions with its newly equipped 6.6kw solar power system and 400L hot water system.

The property currently holds tenants until June 2024 and is returning \$500 per week in rental income. Rates are approximately \$1,600 per half.

Whether you're looking at it as an ideal investment opportunity or envisioning it as your stunning new home; this Gympie property presents value-packed features suitable for modern living combined with eco-conscious solutions making it truly stand out from its contemporaries!

Contact Aleisha Dodt to arrange an inspection.

**\*\*Please allow 24 hours notice to inspect this property.\*\***