

**63 Myall Avenue, Warwick, QLD, 4370**



**House For Sale**

Wednesday, 14 August 2024

63 Myall Avenue, Warwick, QLD, 4370

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Robert Finlay  
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**Vacant! - ready for a quick sale - move straight in!**

This 3 Bedroom solid timber home is set on a 951sqm block in a quiet avenue with lovely neighbours. Within walking distance to schools, shops and other CBD services this area of Warwick offers convenience to its' residents and would be a great location for first home buyers, retirees, investors or young families seeking a forever home.

Features of this home are:

Great Street appeal

Rear yard access on both sides

Ample space for a large shed build if required for workshop space or caravan storage

Single Carport plus single Garage/storage shed

Fully fenced, front fence requires some repairs

Rainwater tank

Clothesline in rear yard

Small front porch for morning coffees in the winter sun

3 Good sized bedrooms, all with modern ceiling fans, main with new Daiken RC Air Conditioner

A very functional floorplan

Front of house living room with Mitsubishi RC Air Conditioner

Kitchen with wood burning stove + electric oven/cooktop

Internal Laundry conveniently located off the rear verandah

Separate toilet adjacent to laundry & kitchen

For it's age this home is in quite good condition and would require some simple renovations to transform it into a modern, comfortable family home.

#NB CURRENTLY VACANT allowing buyers a quick settlement and the ability to move straight in.