

**77 Barossa Street, Kingston, Qld 4114**



**House For Sale**

Saturday, 29 June 2024

77 Barossa Street, Kingston, Qld 4114

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 1**

**Area: 629 m2**

**Type: House**



**KENY GUERRA**

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## SUBMIT OFFERS

Welcome to your home located at 77 Barossa Street, Kingston! Perfectly positioned on a large 629-meter square plot with a charming white picket fence in a whisper-quiet street is the perfect safe environment for your children. Updated over the years and featuring ample space throughout to enjoy, one car garage with drive-through access for caravans and boats, desirable location and modern amenities to please all buyers! Offering the perfect blend of security, privacy, and comfort, this one ticks all the boxes for owner-occupiers and investors! This would be a great start for first-time buyers - you'll never want to move out! For the investors, this would also be a golden opportunity with the property already generating rental income - hurry!

Step foot inside and feel the breeze from the split system air conditioning, ensuring comfort in every season. You will enjoy the tiled and light-infused living/dining combination for unwinding after a long day or entertaining family and friends. When the sliding doors are open, there is a seamless indoor/outdoor flow, ideal for entertaining. Outside, is a peaceful retreat with a concrete slab for entertaining family and friends or relaxing afternoons soaking up the sun! There is a massive backyard with a garden shed already erected. Imagine adding a swimming pool or shed for storing your boats or caravans! Not only will there be endless fun for kids and adults but you will be adding significant value and versatility! The tastefully updated kitchen, out the way but not forgotten features plenty of cupboard and countertop space, coupled with quality appliances such as a ceramic cooktop and plenty of electric outlets ensuring meal preparation is efficient and enjoyable. The modern family bathroom features a bathtub, linen closet, and separate vanity. There are four secluded bedrooms- the master and fourth bedroom are both oversized! Most bedrooms feature built-in wardrobes and all with hybrid flooring, natural light, and blinds for a relaxed, peaceful atmosphere.

**Property Highlights:** Blinds and security screens/doors throughout 629m<sup>2</sup> block with charming white picket fence! One-car garage with drive-through access Light-infused living/dining combination with A/CHUGE backyard with garden shed Stylish kitchen with ample cupboard/countertop space and more! Modern family bathroom featuring bathtub Four tranquil bedrooms, most with BIR and many comforts SWIMMING POOL AND/OR SHED POTENTIAL - STCA POTENTIAL RENT \$550 - \$570 PER WEEK

**Location Highlights:** Walking distance to Acorn & Maryfields Park! Walking distance to Berrinba East SS! Walking distance to Park Lane Shopping Plaza! 3 min drive to Kingston Square Shopping Centre 4 min drive to Kingston Train Station 5 min drive to Woodridge SHS 5 min drive to Logan City Centre 5 min drive to Logan Central Plaza 5 min drive to Logan Central Bus Station 11 min drive to Logan Hospital

Welcome to Kingston, where residents have everything at their fingertips. Families will love the esteemed school and plenty of shopping centres with a variety of retail, medical and leisure precincts. Local commutes or exploring the Brisbane CBD is effortlessly convenient with Kingston Train Station and Logan Central Bus Stop 5 or fewer minutes away! There are many parks and sporting fields including Gould Adams Park and many more for endless weekend adventures! If you're looking for an affordable suburb with community spirit, rapidly growing amenities and close proximity to Brisbane CBD, you've found it! Secure your slice of paradise before it's too late! Don't delay - contact The Keny Guerra Team TODAY!

**Disclaimer:** The seller, real estate agency, and its representatives make no guarantees, warranties, or representations regarding the accuracy or completeness of the information provided in this advertisement. Any reliance on the information herein is at the buyer's own risk.