

**8 Musgrave Street, South Ripley, Qld 4306**



**House For Rent**

Thursday, 11 July 2024

8 Musgrave Street, South Ripley, Qld 4306

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 350 m2**

**Type: House**



**TABITHA RUTHENBERG**

0432264539

## \$640 Per Week

**\*TO REGISTER\*** for a viewing or apply online please copy & paste the following link into your internet browser [-snug.com/apply/raywhitebrookwaters](https://snug.com/apply/raywhitebrookwaters)

Nestled within the heart of the Providence estate, this four-bedroom residence boasts brand-new construction. Discover two distinct living spaces and upgraded finishes including ducted air conditioning, all thoughtfully curated to elevate your living experience. Step outside to a spacious and easy to maintain backyard with a covered alfresco, perfect for family gatherings and leisurely afternoons. Experience the convenience of being mere minutes away from parks, primary and secondary schools, childcare centers, and all the essential local amenities you need.

**Property Features -**

- 4 Bedrooms
- 2 Bathrooms
- 2 Car Garage with remote access
- 2 Living Areas
- Seperate media room off the entrance
- Open plan and tiled family, kitchen and dining with ducted air conditioning
- The kitchen is stylish with woodgrain inspired cabinetry, including stone benchtops, 900mm 5-burner gas cooktop and oven, double sinks, dedicated fridge and microwave spaces
- Walk-in pantry with excellent storage capacity
- Master suite features ducted air conditioning, ceiling fan, and a fitted walk-in wardrobe with shelving and drawers
- Ensuite is complete with a double vanity, shower that includes a niche for products and a toilet
- Three additional bedrooms include air conditioning, built-in wardrobes and ceiling fans
- Main family bathroom features a vanity with a semi-recessed basin, a shower with a niche for products and a tiled in tub
- Seperate laundry with external access
- Downlighting throughout
- Diamond grill security screens
- Ducted air conditioning
- Covered alfresco with a ceiling fan
- Low maintenance, level and newly turfed backyard with side gate access

**Location Highlights -**

Your new home is located in the visionary Providence Community in the heart of South Ripley, conveniently just off the Centenary Highway. As one of the largest growth areas in South East Queensland, Providence is a fantastic mix of community spirit and "at your doorstep" convenience, making it the ideal place to raise your growing family.

- Enjoy the monthly markets which are hosted in Providence, and within walking distance!
- Splash'n Play water park
- Cafe located within Providence
- 5 minute drive to Ripley Town Centre with Coles, a Medical Centre, Anytime Fitness and approximately 20 speciality stores
- 10 minute walk to the Ripley Satellite Hospital
- 10 minute walk to Ripley Valley State Secondary College & Ripley Valley State School
- 15 minute drive to Amberley RAAF Base - perfect for Defence personnel

**PLEASE NOTE**, if you do not register online, we cannot notify you of any time changes or cancellations to inspections. Prior to applying for this property please ensure you have conducted your own enquiries, with your preferred supplier, regarding the availability of NBN or any other service you may require.

**Disclaimer:** We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective renters should make their own enquiries to verify the information contained in this advertisement.