

7/11 Newtown Street, East Ipswich, Qld 4305



Townhouse For Sale

Monday, 1 July 2024

7/11 Newtown Street, East Ipswich, Qld 4305

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 210 m2

Type: Townhouse

Offers From \$460,000

Check out 7/11 Newtown Street in Heritage City Villas. This prime flood-free location is just a 2-minute walk to the East Ipswich train station, which will get you to Brisbane CBD in 45 minutes. A short five-minute drive will take you to Queens Park, Cameron Park, Aldi, Booval Fair, PA Hotel, GPs, hospitals, and other amenities. The gated complex boasts fantastic amenities, including a pool area for those summer days, all with a reasonable body corporate fee of \$1004 per quarter. The complex is a mix of owner-occupiers and tenants with shared spaces kept in great condition. Plenty of street parking for guests and room for your own vehicles inside. As you approach the property, you are greeted by a welcoming brick driveway, garden, and garage entrance. Upon entering the property, you step into a spacious lounge area with timber-look flooring that encompasses the entire ground level. This area is equipped with a fan and air conditioning for your comfort. To your right, you'll find the garage entrance, wide enough to fit a larger car, and a convenient downstairs toilet. Through the archway entrance, you are met with the open-plan dining and kitchen area. The kitchen is spacious, with plenty of cabinet space, laminate countertops, and a dishwasher, and is well-lit by large windows. The back door leads to a low-maintenance brick courtyard with a garden that could be transformed into something special. Upstairs, you'll find three very spacious bedrooms, two of which include walk-in wardrobes, and one of which has an ensuite. One of the bedrooms also includes a fan for added comfort. The main bathroom includes both a shower and a bathtub and has a separate toilet. Off the two front bedrooms is a balcony, perfect for some R&R or a relaxing drink. The property is tenanted until the 16th of October with good long-term tenants paying \$420 per week. The rent appraisal is estimated to be between \$475 - \$500 per week. The property is priced to sell with offers from \$460,000. If you have any questions or need an alternative inspection time, please contact Connor Whitehouse on 0413 508 160.