

1/64 Calypso Street, Middle Ridge, QLD, 4350



Unit For Sale

Thursday, 1 August 2024

1/64 Calypso Street, Middle Ridge, QLD, 4350

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Jacqui Walker
0746386100

Sophisticated Villa hits the market in Middle Ridge. With all the upgrades you've worked hard for!

SOPHISTICATION HAS AN ADDRESS at this fresh-to-the-market UPMARKET VILLA in one of Toowoomba's top 2 Suburbs - Middle Ridge. Here, GLAMOUR IS REDEFINED and living and rejuvenation is emphasised.

' HOWEVER YOU'LL need to see swiftly, ' says Jacqui Walker, ' As only one Buyer will be able to make this PRESTIGE half-duplex Villa with NORTH-EAST ASPECT their own !! '

ON A CORNER ALLOTMENT, everything STILL FEELS NEW - and the north-east aspect is only the beginning.

NOW, let's take a LIFESTYLE deep-dive:

- Impressive street appeal, with captivating COLOUR TONES
- Upsized 3 Bedroom floorplan, with 2 Bathrooms and internal DOUBLE Garage
- ' Crimsafe ' security for added peace-of-mind
- Bosch Security system, with multiple sensors
- Wide feature front door
- Wide FORMAL ENTRY, featuring an alluring vertical part-wall
- The luxury of DUCTED AIR throughout
- Now you're home! Jacqui loves the emphasis on north-east facing OPEN-PLAN LIVING to live, laugh and relax

::: Living Zone
::: Dining Zone

- The GLAMOROUS KITCHEN is the heart of this entire area

::: Horizontal opaque window to splashback
::: ISLAND COUNTER

::: Premium wall oven
::: Premium gas stove
::: Microwave allocation
::: Vogue single bowl-sink

::: Wow! The most sensational BUTLER'S KITCHEN
:::: With plenty of drawers, cupboards and shelves
:::: Useful preparation space
:::: The DISHWASHER you expect
:::: And a 2nd sink

- Large, custom-fitted 2-seat STUDY ROOM, light-filled with useful overhead cupboards

- Under-roofline Entertaining Area
- ::: This features a ceiling fan
- ::: Overlooks the well-sized PRIVATE YARD

FOR REST and rejuvenation:

- Perfect Master Bedroom
- ::: With wide walk-in robe
- ::: Dream Ensuite goes and goes, with a fully PRIVATE TOILET, large vanity area, and a luxurious, large Shower
- Total of 3 Bedrooms, each with built-in robes
- Main Bathroom with long vanity, bathtub for a soak and large shower
- Laundry Room with integrated sink / cupboard / bench, appliance space, and linen storage

ALSO:

- Easy arrival home via the internal automatic DOUBLE GARAGE

GET YOUR WEEKENDS BACK and forget busy days off work mowing huge amounts of lawn, and keeping on top of chores outside. This Villa has been made for the good life.

AROUND THE CORNER ALLOTMENT, there's also a handy GARDEN SHED, pathways in all the right places and the yard is privately fenced. The landscaping and street appeal is a slice of perfection.

HAVE YOU HEARD? There's no Body Corporate Fees here. Simply share cost of building insurance with 1 Adjoining Half-Duplex Owner.

THIS PRESTIGE VILLA represent A LIMITED OPPORTUNITY for just 1 high-end Unit Buyer. Will this be you? SEE SWIFTLY.

HERE TO HELP, The Jacqui Walker Sells Team is standing by for your call, text message or online inquiry now. GET GLAMOUR NOW!

***HANDY DETAILS courtesy of The Jacqui Walker Sells Team:

- Recent General Rates: \$1,246.44 gross BEFORE DISCOUNT net 1/2 yr
- Recent Water Access: approx \$315.29 net 1/2 yr + use
- Body Corporate: Nil, simply share cost of building insurance with 1 Adjoining Half-Duplex Owner

- Real Property Description: Lot 1 on Survey Plan 299351

- Local Government Area: Toowoomba Regional Council

- Disclaimer: All care taken, however you are encouraged to independently verify all figures, measurements and indications.