

6-10 Cavanagh St, Mount Alford, QLD 4310

Sold - \$680,000

House 5  2  2 



## MUST-HAVE POOL AND SHED ON 3035M2

ADD THIS GORGEOUS PROPERTY TO YOUR WISH LIST AND INSPECT ASAP! FAMILY SIZED WITH 5 BEDROOMS, 2 BATHROOMS, SPARKLING INGROUND POOL AND LOADS OF YARD SPACE FOR GARDENS, KIDS GAMES AND PETS!

The flood free level block has a fully fenced house yard and self-sufficient features such as solar panels, solar hot water and 3 x large rainwater tanks - one for the pool.

- Shade sails over the pool plus pool cover help with efficiency and cleaning.
- Large concreted entertainment area shaded by a large shade-cloth cover.
- Inside delivers with a large open plan living area with vinyl and carpeted flooring.
- Galley-styled kitchen with dishwasher, under-bench oven and cooktop plus pantry.
- Large master bedroom with WIR and ensuite and carpet tile flooring.
- Ceiling fans throughout and security screens right around.
- The Tamawood home is built on a slab and designed to maximize outdoor activities.
- Glass sliding doors open to the shaded pergola and access to the 3 bay shed and pool.
- The family bathroom includes tub, shower and vanity and there is a separate toilet.
- The separate laundry opens to the side yard and clothesline.
- Town water connected. The area is on Septic.
- Rates Approx. \$1247/6mths.
- Potential Rental Appraisal \$670-\$700/wk

Situated within a small rural community, local services and facilities include local park with playground, Hotel, Micro brewery/cafe, Community Hall and local Primary School. In the surrounding area you will find vineyards, Farm Gates and only approximately 10 minutes drive to Moogerah Dam with fabulous water sports and camping facilities available. Boonah is an approx. 15 minute drive and provides full shopping facilities, schools, cafes and medical facilities. Ipswich is approximately 45 minutes drive.

The Scenic Rim is a popular tourist destination and just a beautiful area to spend the time enjoying day-trips and taking in the amazing mountains and scenery. Please contact Gai Flynn for further details.

### Listed By

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**Open for Inspection**

By Appointment.

