

36a Dwyer St, Silkstone, QLD 4304

Sold - 3/06/2022

House 3  1 



Ideal First home or Investment opportunity!

Great location, peaceful street and a quality home all packaged on a 637m2 Block.

Surrounded by quality homes in a charming street, you'll be smitten the moment you lay eyes on this neat and sweet post war home, excellent entry level or investment. The entry to the home is via the quaint and peaceful front patio, an ideal space to enjoy a morning coffee or to kick back and catch the breeze in the afternoons. Once inside you're greeted by the comfortable air conditioned living area and the adjoining modern kitchen and dining. Light and airy with neutral colour tones throughout, there are 3 bedrooms, a tidy modern bathroom plus a good amount of storage both inside, and in the attached laundry and garden shed. For the investors the home is currently rented on a periodic lease agreement, with a rental appraisal up to \$400 per week in the current market.

Positioned on a generous 637m2 block with excellent rear yard vehicle access, there's more than enough room for the kids or pets or to add value in the form of a larger shed or covered rear deck (STCA). This family friendly street is centrally located with easy access to Shops (Coles, Booval Fair), parks, sporting fields and public transport including Bus and Rail.

Features of the property Include:

- 3 Bedrooms complete with built in robes and ceiling fans.
- Spacious eat-in kitchen with great storage and electric cooking.
- Neat and tidy bathroom with shower over bath and linen storage.
- Light and bright air conditioned living area that's central to the home.
- Flat 637m2 block with fenced yard, excellent side access and well established trees.
- Double carport
- Attached downstairs laundry with excellent storage and a second W/C
- Good sized low maintenance home.

BENEFITS OF THIS FANTASTIC LOCATION INCLUDE*:

- Only 1.2km to Silkstone Shopping Centre including Coles
- Only 1.2km to Booval Fair shopping Centre and various sporting fields including Brothers Leagues Club.
- Only 2km to Booval Train Station.
- Less and 5km to the Ipswich Hospital, St Andrews Private Hospital and the Ipswich CBD

Listed By

Andrew Kenman

Phone: (07) 3281 4305

Bryce Lee

Open for Inspection

By Appointment.

