

**123 Railway St, Gatton, QLD, 4343**



**House For Sale**

Monday, 18 November 2024

123 Railway St, Gatton, QLD, 4343

**Bedrooms: 3**

**Bathrooms: 1**

**Type: House**



Allison Vinckier

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## YOUR FIRST HOME OR NEXT INVESTMENT IN PRIME GATTON LOCATION

Located in an elevated position, this charming timber cottage at 123 Railway St, Gatton, offers a delightful blend of classic character and modern touches in a sought-after location close to the CBD, local schools, and Gatton Hospital. Just over an hour from Brisbane and only 30 minutes to Toowoomba, it's ideally situated for both city convenience and Lockyer Valley tranquillity, making it perfect for first-time buyers, investors, and savvy renovators alike.

### Home Features

- **Classic Timber Cottage with Verandah:** Enjoy the beauty and shade of a charming corner verandah, the ideal spot for morning coffee or relaxing with family, all while basking in the elevated surroundings.
- **Ornate Ceiling Roses & Polished Timber Floors:** Original ceiling roses and polished timber floors bring out the home's unique character and warmth, adding a touch of elegance to every room.
- **Modern Comforts Throughout:** Recently refreshed with new carpets and paint, the home offers comfortable air-conditioned living, with the main bedroom also featuring air conditioning to ensure a cool escape on warm days.
- **Three Bedrooms:** The layout is ideal for a functional lifestyle, enhanced by practical features like a bathroom with a separate toilet room and a convenient laundry under the house with extra storage.

### Outdoor Features

- **Expansive 809m<sup>2</sup> Fully Fenced Yard:** The large, securely fenced backyard is perfect for children, pets, and future outdoor projects, with double gate side access allowing for easy entry and storage for trailers or boats.
- **Concrete Driveway** for easy access.
- **Established Trees** offering shade, privacy, and a natural aesthetic to your outdoor space.

### Why Invest in Gatton?

Gatton's central location between Brisbane and Toowoomba makes it a strategic choice for property investment. The town's growing infrastructure, strong rental demand, and balanced lifestyle are increasingly appealing to both families and professionals. With Gatton's affordable property prices compared to nearby urban areas, the potential for value appreciation is high—whether you're entering the market as a first homebuyer or adding to your portfolio as an investor.

Don't miss this opportunity—contact Allison Vinckier on 0423 301 315 or Jamie Schmidt on 0488 333 373 today to arrange an inspection and make 123 Railway St, Gatton, your next investment in comfort and potential!