

**22 Badelona Street, Cranbrook, QLD, 4814**



**House For Sale**

Thursday, 24 October 2024

22 Badelona Street, Cranbrook, QLD, 4814

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**

## Centrally Located 4 Bedroom Home

This neat and tidy 4-bedroom home is close to a number of amenities including a short distance to both Willows Shopping Centre & Stockland Shopping Centre as well as Cannon Park dining and entertainment precinct. Refurbished 12 months ago inside with new paint & flooring, the home would be perfectly suited to families or investors alike.

### THE PROPERTY

- 4 generous bedrooms all air-conditioned with built-in wardrobes
- Large open-plan living & dining
- Additional study or kid's retreat to the middle of the home
- Modern kitchen with ample storage
- Bathroom with combination shower and bath & separate toilet
- Freshly painted with neutral colours & new flooring to lounge and bedrooms
- Fully fenced 599sqm allotment
- Single garage with additional car parking to both the front & side
- Garden shed
- Currently tenanted \$430 per week until Jan 25
- Council Rates - \$4,352.04 per year

### THE LOCATION

- Short drive to Willow Shopping Centre & Stockland Shopping Centre
- A short drive to Cannon Park dining and entertainment precinct
- Close to public transport links
- Close proximity to Riverway
- Close to quality primary and secondary schools