

8 Bushnell Court, Rockville, QLD, 4350



House For Sale

Tuesday, 19 November 2024

8 Bushnell Court, Rockville, QLD, 4350

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House

Low Maintenance, Set & Forget Investment Opportunity!!

Sitting on a low-maintenance and fully fenced 557m² allotment at the end of a quiet court in the North pocket of Toowoomba within 1 km to the site for the new Toowoomba Public Hospital and central to two major Shopping Centers, Schools and St Andrews Hospital, this well-maintained property is not to be missed if you are looking to purchase a set and forget investment property with great tenants in place until the end of May 2025 at \$450per/week and scope to increase the rent at renewal.

Boasting great street appeal with a North facing front entrance verandah, inside this property offers two separate living rooms including a carpeted formal lounge room upon entering and a tiled and air-conditioned family/dining room that opens directly onto the enormous South facing covered outdoor entertaining area. Incorporated into the main living room is the laminate kitchen complete with corner pantry and electric appliances including dishwasher and near new oven.

Three of the bedrooms are double-plus in size and offer built-in wardrobes (main with walk-in robe) and ceiling fans, the smaller fourth bedroom which is located at the front of the home could easily serve as a kid's bedroom or home office. There are also two bathrooms in the home with an ensuite to the main bedroom and a family bathroom with shower, bathtub and separate toilet.

With additional features such as a remote single lockup garage with incorporated laundry, solar hot water system, extra-large powered garden shed and approximately 11,000lt's of rainwater storage, be quick to secure your new investment today!

- Three large built-in bedrooms with ceiling fans, main with walk-in robe
- Additional smaller fourth bedroom at front of home or home office
- Two bathrooms inc. ensuite and family bathroom with separate toilet
- Laminate kitchen with electric appliances inc. dishwasher and new oven
- Open plan, tiled living and dining room with reverse cycle air-conditioning
- Separate carpeted formal lounge room at the front of the home off entrance
- Underroof North facing front porch, large South facing covered outdoor area
- Fully fenced 557m² allotment, approx. 11,000lt water storage, solar HWS
- Security screens to front windows/doors, extra-large powered garden shed
- Tenanted until end of May 2025 at \$450per/week with scope to increase
- Approximately only 1km to the site for the new Toowoomba Public Hospital
- Central to two major Shopping Centers, schools and St Andrews Hospital