



## 14 Leahy Drive, KINGSTHORPE, QLD 4400

Stylish Queenslander, Privacy, 4 car accommodation on over ½ Acre

Set on a slightly elevated 2047m2 allotment this spacious quality timber Queenslander positioned back from the street boasts gorgeous wrap around verandahs on three sides with a large entertaining area at the rear.

14 Leahy Drive offers the best of both worlds, peace and quiet in the ever sought after country town of Kingsthorpe but within an easy 20 minute commute to Toowoomba City where you have every convenience ever needed at your finger tips.

This property will tick a lot of boxes!

Some of the many features that are included at a glance are;

• Modern kitchen with quality appliances, plenty of storage, double fridge space, tambour roller doors, dishwasher, pantry with shelves and draws, gas cook top and great overview of the deck

• Light filled inviting lounge room on entry, dining room with polished timber flooring and cosy wood fire heating, reverse cycle air con and ceiling fans

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** Sold

**INTERNET ID:** 300P49059

**SALE DETAILS**

**Offers above \$469,000**

**CONTACT DETAILS**

**Elders Real Estate  
Toowoomba**

202 Hume Street  
Toowoomba, QLD  
07 4633 6500

**Sue Edwards**  
0437 377 988

• Decorative security screen door on entry adds great appeal to the welcoming front verandah

• Three bedrooms, spacious master with builtins and is fitted with r/c air and plush carpet

• Office with built in bench space and personal door to the outside

• Wrap around balustrading timber verandah on 3 sides leading to the rear undercover entertaining deck

• The large entertaining deck at rear is also directly off the kitchen and dining area with stairs leading to the massive back yard

• Updated laundry with bench and storage

• Central bathroom with toilet and the shower is over the bath

• Large Colorbond 6 x 9m shed with workbench, power, ample power points, personal door, one of the two roller doors has been fitted with an automatic remote control system

• 6m x 6m carport

• Ample storage underneath the home

• The home is on steel piers

• 6 Solar Panels

• Country gardens and mature trees, with plenty of sitting spots for the children and pets to play or for the adults to enjoy the fire pit area or a spot of gardening

• The back yard has been fenced

• 2047m<sup>2</sup> allotment

• Rainwater Storage plus Toowoomba City Town Water

• Current Rates approx. \$916 Â½ year

• Current Water Access Rates - \$314.95 Â½ year plus consumption

• Within minutes to the Local Kingsthorpe IGA, Chemist, Doctors, Dentist, Hotel, Newsagency and Post Office, Primary School, Parks, and sporting facilities

• A short 20 minutes to Toowoomba and 10 minutes to Charlton to join the Toowoomba Bypass to Brisbane.

• Approx. 15 minutes to the both the Wellcamp and Toowoomba airports

With all of the excitement of the many developments on the western side of Toowoomba, Kingsthorpe is gaining much attention and is a highly sought after growing suburb.

Contact Sue Edwards today on 0437 377 988 to arrange your viewing today of this fantastic home, it will suit an array of buyers including purchasers looking for peace and quiet, entertaining, tradesman or the men's den for the car enthusiasts/ gym fanatic, or simply a dream family home.

- Land Area 2,047.00 square metres
- Bedrooms: 3
- Bathrooms: 1

- Car Parks: 4

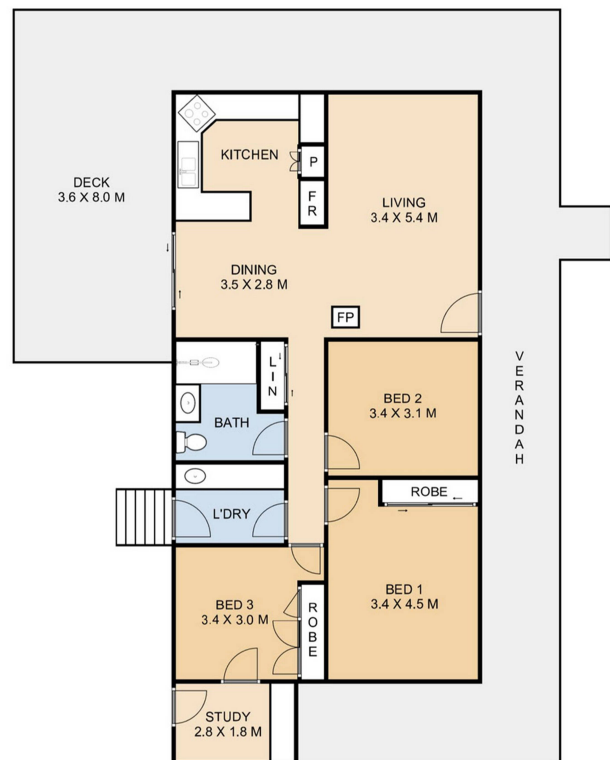
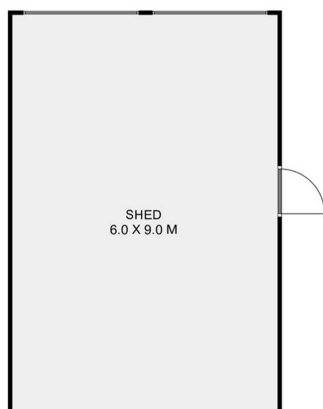












14 Leahy Drive, **Kingsthorpe**

This plan is for representational purposes only. All dimensions displayed are approximate and shouldn't be solely relied upon. Floorplan by Statik Illusions.

Internal **104m<sup>2</sup>** External **162m<sup>2</sup>** Total **266m<sup>2</sup>**

