



164 Archer Street, WOODFORD, QLD 4514

Charming Renovated Home in a Prime Woodford Location

Ideally located on Woodford's main street, this beautifully renovated home offers the perfect combination of convenience, comfort, and charm. With stylish updates throughout, it's ready for you to move straight in and enjoy—all while being just steps away from shops, cafes, schools, and all the essentials that make Woodford such a vibrant and welcoming community.

This property is an outstanding opportunity for first home buyers, downsizers, or investors who are looking for a home that blends character with modern living. The recent renovations mean the hard work has already been done, leaving you to simply settle in and enjoy.

Inside, the home boasts a versatile layout designed for easy family living. Freshly updated interiors create a light and inviting atmosphere, while thoughtful improvements add both practicality and style. With multiple living options, a well-appointed kitchen, and comfortable bedrooms, this home is perfectly suited to today's lifestyle needs.

Step outside and you'll find a generous yard with plenty of space for children to play, pets to roam, or for you to create your very own garden haven. A large rear deck provides the perfect setting for entertaining family and friends, while an old timber shed

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TYPE: For Sale

INTERNET ID: 41P3201

SALE DETAILS

Offers Over \$799,000

CONTACT DETAILS

Woodford / Kilcoy

119 Archer Street
Woodford, QLD
07 5496 1333

David O'Halloran

0427 002 132

adds a touch of rustic character and handy storage.

Property Highlights:

- Renovations throughout-modern, fresh, and move-in ready
- Currently tenanted at \$600 per week until October 2025 to fantastic long-term tenants
- Three bedrooms and two bathrooms
- Five air-conditioners for year-round comfort
- Updated kitchen with gas cooktop and dishwasher
- Spacious rear deck ideal for entertaining
- Character-filled timber shed
- Downstairs utility room plus separate laundry
- Generous yard with endless potential
- Positioned just moments from shops, schools, and community facilities

Investment Appeal:

At \$600 per week, the property generates \$31,200 annually in rental income. Based on offers over \$799,000, this provides an approximate gross rental yield of 3.9%.

This balance of lifestyle and secure rental income makes the property equally appealing to investors and owner-occupiers alike. With fantastic tenants in place until October 2025, you can enjoy immediate returns from day one.

Woodford is renowned for its strong sense of community and country charm, while still providing modern conveniences such as excellent schools, healthcare services, and community centres. This home gives you the best of both worlds-a peaceful lifestyle in a friendly town, with everything you need right at your doorstep.

Contact David on 0427 002 132 today to arrange your inspection and secure this renovated gem before it's gone.

Other features: Close to Schools, Close to Shops, Openable Windows

- Land Area 1,012.00 square metre
- Bedrooms: 3
- Bathrooms: 2
- Double carport
- Floorboards



