

That's an error.

That's all we know.



THE ULTIMATE LIFESTYLE OR INVESTMENT OPPORTUNITY IN TINANA!

Offering a rare combination of acreage and dual-occupancy potential in the sought-after suburb of Tinana, this exceptional property is the perfect opportunity for homeowners searching for their forever home or investors looking to expand their portfolio. With a tenancy in place until May 2025, now is the perfect time to decide the property's future whilst enjoying the current rental income.

Key Features:

Dual-Occupancy Versatility:

- **5 Bedrooms Total:** The left side of the home boasts 3 spacious bedrooms, while the semi-attached right side offers 2 additional bedrooms, providing the ideal setup for extended families, guests, or rental income.
- **2 Kitchens:** Each side is equipped with its own fully equipped kitchen, offering convenience and privacy for multi-generational living.
- **2 Bathrooms:** Each side contains its own bathroom to meet the needs of both households.
- **Separate Parking:** Each side containing its own parking.

Outdoor Entertainment Haven:

- **In-Ground Swimming Pool:** A standout feature for relaxation or entertaining, complete with an undercover poolside area perfect for family gatherings or weekend BBQs.
- **Large Sheds:** Boasting ample storage space, the property features 2 sheds, one large single bay steel framed shed with driveway access and another storage shed containing laundry access and pool equipment.

Practical Amenities:

- **Covered Parking:** Two carports providing additional vehicle accommodation or storage options.
- **Sustainable Water Solutions:** Tank water and a drinkable bore supply

5 2 4 1,697 m2

Price Offers Over \$650,000
Property Type Residential
Property ID 11103
Land Area 1,697 m2
Floor Area 315 m2

AGENT DETAILS

Justen Tillman - 0412262325

OFFICE DETAILS

Sippy Downs
 Shop 2B/1 Chancellor Village
 Boulevard Sippy Downs, QLD, 4556
 Australia
 07 5445 6500



delivering a sustainable and convenient lifestyle.

- **Year-Round Comfort:** Stay cool during the summer months with ceiling fans throughout the home, air-conditioning in select rooms, and a cozy fireplace for cooler evenings.

Prime Location:

Nestled in the peaceful, family-friendly suburb of Tinana, this property is close to reputable schools, including Tinana State School and Riverside Christian College. Local conveniences such as the Westside Tavern, pharmacy, and shops are just moments away, with easy access to the Bruce Highway for seamless travel north or south.

Looking to Occupy?

This property offers the perfect blend of space, comfort, and lifestyle. With room for the whole family, a pool for endless fun, and a quiet, convenient location, it's an opportunity to create the forever home you've always dreamed of.

Looking to Invest?

Currently leased at \$660 per week, this property provides an immediate income stream. With the tenancy expiring in May 2025, it's an ideal time to secure this investment, evaluate its potential, and capitalize on its versatility for future gains.

Don't look past this rare opportunity. Contact Justen Tillman from Blue Moon Property on 0412 262 325 to arrange an inspection. This property is bound to attract strong interest!

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