

Sold



45 Sutton Street, Brooloo



## QUEENSLANDER ON A QUARTER ACRE LOT!

The weatherboard-clad Queenslander at 45 Sutton St has been given a new lease on life, both inside and out. The elevated home has great street appeal, complemented by a concrete driveway, retainer wall and a neat front yard with a hedge.

Inside ... upstairs, an entry hall leads to an open plan living area that includes a loungeroom with a window seat and a dining room with direct access to the rear deck, both with polished timber floors & high ceilings. The kitchen has electric cooking, plenty of cupboard storage and timber benchtops.

There are 3 bedrooms. The main and second bedroom both have access to a beautiful new bathroom/ensuite, with a large walk-in shower, and there is a second or main bathroom that includes a bath.

Downstairs, at the front, there's a garage & carport to look after your vehicles, workshop & storage needs but at the back, it's all about relaxation and entertaining. The options include a rumpus room or gym, a bar, fire pit and outside kitchen. Add the upstairs deck and a secure rear yard and everyone's happy ... even the dog.

45 Sutton St is a quarter acre (1,012M2) lot in the hamlet of Brooloo, just out of the village of Imbil, 5 minutes or 5 Km from its CBD. It is half an hour from Gympie, 40 minutes from the coast at Noosa & about 15 minutes from the new freeway ... on your way to anywhere!

Inspections can be arranged by contacting the team at ron jeffery realty. With 3 offices conveniently located in Imbil, Kenilworth & Montville, ron jeffery realty

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<b>Price</b>	SOLD for \$550,000
<b>Property Type</b>	Residential
<b>Property ID</b>	729
<b>Land Area</b>	1,012 m2

### Agent Details

Ian Naylor - 0466 341 065

### Office Details

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07 5446 0164



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have you covered ... from the valley to the range!

45 Sutton St Brooloo ... a Queenslander on a quarter acre lot!