







IDEAL CBD LOCATION!

3 1 1 737m2

Welcome to 34 Mellish Crescent! On offer is an affordable high set three-bedroom, one bathroom home centrally situated in the township of Emerald, positioned on a generously sized 734m2 allotment. Buy with confidence knowing this residence stands above flood zone levels. With fully concreted under, secure car storage this home boasts a closed in entertaining area below that would be easily adaptable to suit your needs if required. This home is low maintenance and a proven earner, currently rented for $350 per week until 9th September 2024.

-U-shape kitchen with ample storage room

-Three spacious bedrooms

-Bathroom with separate shower and bathtub

-Enclosed entertaining deck

-Garden shed plus extra hardstand area

-Fans plus air conditioning

-Single garage plus extra storage area

-Fenced 737 m2 allotment

You are sure to love the convenience of the ideal CBD location alongside the privacy of being positioned on a quieter street.

Whether you’re looking for a stable return on your investment or an affordable family home central to schools and amenities that Emerald

Price	SOLD for $259,000
Property Type	Residential
Property ID	10790
Land Area	737 m2

AGENT DETAILS

OFFICE DETAILS

Emerald
34 Egerton St Emerald, QLD, 4720
Australia
0749875875

has to offer, be sure to add this listing to your must-see properties. We look forward to answering any questions you might have and assisting you to find the right property for your needs.

Arrange your private viewing today to avoid missing out on this centrally located property that boasts so much potential.

For additional information or to arrange your inspection, please contact Rob McFarlane on 0438 792 968 or any of our friendly team at Blue Moon TK Property. We are here to provide you with the professional assistance required for the purchase of your next property.

We have in preparing this information used our best endeavours to ensure that the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained. Prospective purchasers should make their own inquiries to verify the information contained.

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