



# Bartholomew & Co

Auctioneers, Real Estate & Livestock Agents



18 Charles Street Kalbar, QLD

5 2 8 4001 m2

## Country Charm with a modern touch!

INSPECTION BY APPOINTMENT ONLY - CONTACT BARTHOLOMEW CO FOR TIMES

**Price:** Price reduced - \$995,000

**Property Type:** Acreage/Semi-Rural

It is no secret that Kalbar is in demand and now is your chance to secure a slice of executive Rural Residential living! Located on the doorstep of town at the end of a quiet elevated street this property is sure to impress. Boasting 5 bedrooms, 2 bathrooms, office and loads of living space the renovated character home will suit a range of Buyers. Having undergone a tasteful renovation the upper level features high ceilings, polished floor boards, 2 air-conditioned bedrooms (built in, with walk in robe to main), office, lounge, dining, quality kitchen, main bathroom and sprawling back verandah. Take the internal stairs to the lower level you will find large rumpus/living room with a/c, 3 generous built in bedrooms, 2nd bathroom, and functional laundry with walk in linen cupboard. Underneath the large rear verandah is a concreted patio space that leads straight to the inground 12.5m x 4m pool. A stand alone 6m x 9m shed (6m x 6m enclosed) could be a great pool house or studio and is equipped with power. If you have some toys to house there is an approx.. 13m x 9.5m

**Tony, Gordon & Joey**

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**Boonah**

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# 18 Charles Street, Kalbar

5 | 2 | 8 | 525 m<sup>2</sup>



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser. The services systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.