



FIRST TIME ON THE MARKET IN 38 YEARS!



4



1



2

1 FRANCE STREET, Eastern Heights

Sold for \$353,000 (Apr 26, 2019)

This beautifully crafted home was a display home built by West Moreton Modular Homes, so no shortcuts here!

It was officially opened in a ribbon-cutting ceremony by Sir Llewellyn Edwards, the then Deputy Premier of Queensland and Member for Ipswich, on 14th December 1979.

The vendors, who have lived in the house since that time, have meticulously maintained and enhanced house & garden for 38 years.

The latest building technology was employed: every exterior wall of the house and the ceiling are double insulated; steel framing, a floating slab (no movement issues here!). Ten solar panels should ease the electricity bill. The result? COOL-in-summer, WARM-in-winter and OH SO QUIET LIVING!

The owners have many photos of the building during construction, so you will be able to see for yourself the careful preparation of the site and every phase of the build. The house is family friendly with an open plan kitchen, living and dining room layout, reverse cycle air conditioner, huge linen cupboards with four spacious bedrooms plus a teenager's retreat or utility room which opens out on to the Barbeque area.

Property ID: 20411397

Property Type: House

Garages: 2

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Just add your preferred colour scheme or leave as it is. The decision is yours! The “summer room” features a meticulously maintained, covered spa seating up to five, allowing relaxed conversation about the day’s events while enjoying the spa’s pure water. This spa comes with an ozinator which ensures the spa is kept bacteria free.

Outside, on the lush 683sqm site, you will note the wide side access, two garden sheds; two water tanks holding a total of 15,000 litres; a separate dog run; a landscaped barbeque area and still enough room to do your own thing with, say, a vegetable garden or a swing for the kids.

The property is located close to the daily necessities: private & state schools, walk to the bus stop, pharmacy, doctor, hairdresser, Coles two minutes’ drive, close to interesting take-away food and Central Ipswich is less than ten minutes away.

This cool, quiet, lovingly cared for home is truly a rare find!

Quick check list

- 683 sqm
- 4 bedrooms
- 1 bathroom
- 1 lockup car garage
- fully insulated exterior walls
- fully insulated ceiling with pink bats & ventilator
- reverse cycle air conditioner
- spa
- solar panels
- separate barbeque area
- 15,000 litres of water storage
- two garden sheds
- fenced dog run

- close to everything

Location

BP Service Station 140m

Ipswich Central state School 1.6km

Bus Station 40m

Grange Road Medical Centre 150m

Silkstone Village 1km

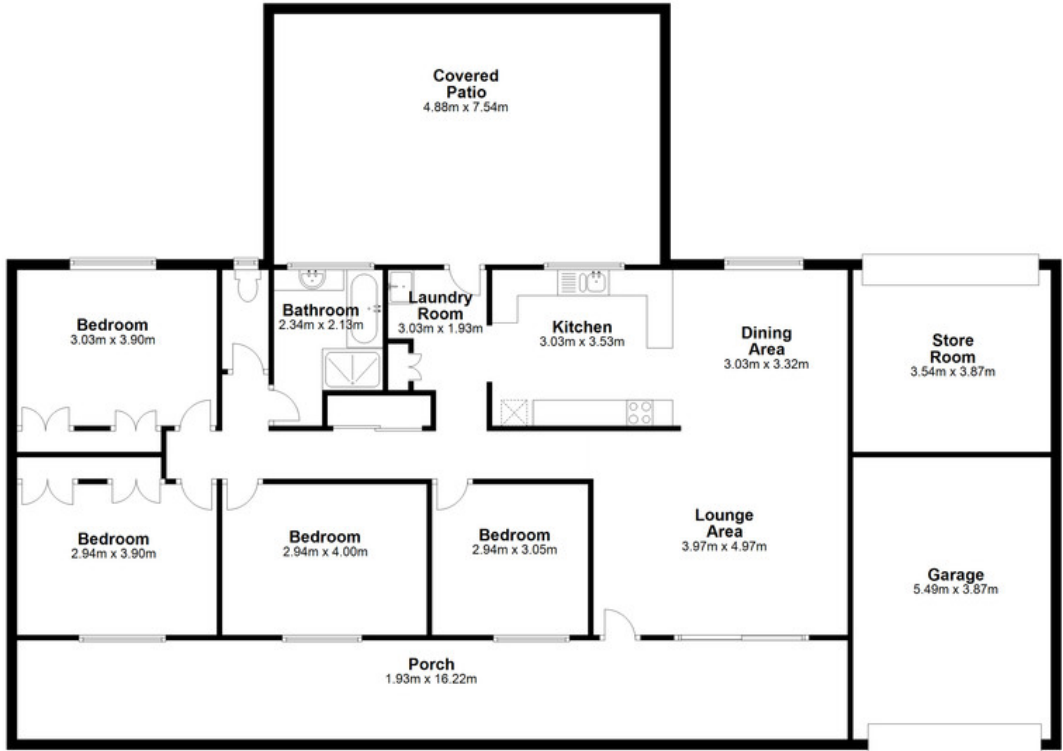
Convenience Stores 190m

Lifestyle Gym 900m

Limestone Park 1km

CBD 3.5km

Ipswich Hospital 3km



1 France Street, Eastern Heights, Qld 4305

Dimensions are approximate & therefore should only be used for illustrative purposes.

Total area: approx. 221.8 sq. metres