



Ready, Set, GO - 764m2!



3



1



1

## 16 Clarice Street, Harristown

Sold for \$560,000 (Aug 08, 2024)

Here's a 'Smithfield Gem' that's "JUST" ready for you to move right on in! Such a popular area of Harristown with proud established neighbours and so close to all South side amenities. Don't miss your chance!

Featuring:

- Front sunny northern verandah entry – a perfect place for a morning cuppa
- Spacious carpeted lounge room with feature display cabinetry and an extra tiled multi-use living space to the side
- Renovated kitchen with dining / family living space and external door to side yard
- Kitchen with brand NEW DISHWASHER, upright electric oven and double sink
- Three bedrooms with new carpets and mirrored built-in robes
- Spacious bathroom with renovated shower, separate bathtub and vanity
- Separate toilet

**Property ID:** L28099942

**Property Type:** House

**Garages:** 1

**Land Area:** 764.0 sqm

**Justine Dill**

0488 025 275

[justine.dill@toowoomba.rh.com.au](mailto:justine.dill@toowoomba.rh.com.au)

- Reverse cycle air-conditioning to family living
- Security screens on windows and Crimsafe screens to doors
- Wide single garage with separate laundry room behind
- Garden shed
- Rainwater tank – plumbed to toilet, laundry and outside tap
- Electric hot water system
- Easy care North facing front garden and fully fenced low maintenance rear yard for the kids and pets
- Paved BBQ / fire pit area to rear
- Handy path around home
- General Rates – \$1355.36 net per half year
- Water Rates – \$335.75 net per half year plus usage
- Rent Appraisal – \$500 – \$520 per week

“JUST” inspect and your decision will be easy!

# Raine&Horne®

## 16 Clarice Street, Harristown

This floor plan is not to scale. All aspects are approximate.  
Therefore the plan should be viewed for illustrative purposes only.  
Bedrooms are measured from wall to robe.

