



Cambooya, 7 Eton Street

Charming Cottage on Expansive One Acre Block!

Welcome to 7 Eton Street, Cambooya —a quintessential 1930s cottage perfectly blends historic charm with modern comforts. Nestled on a sprawling 4,047m² block, this delightful weatherboard home is a true gem offering an unparalleled opportunity for those looking for a lifestyle property.

As you step through the front door, you are greeted by the timeless elegance of VJ panelled walls and ornate features, creating a warm, inviting atmosphere. The blend of hardwood decks and fresh carpeted floors exudes a sense of homely comfort, while the original details take you back to a bygone era of craftsmanship and style.

This enchanting property boasts three generously sized bedrooms, the main bedroom is complete with walk in robe and powder room.

The enormous study or fourth bedroom adjoins the northern facing family room. The additional living areas and enclosed alfresco areas ensure your family have the perfect

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For Sale
\$613,500

View
[ljhooker.com.au/1Y60F4W](https://l.jhooker.com.au/1Y60F4W)

Contact
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space for every entertaining occasion!

One of the standout features of this property is the massive backyard!

Complete with a playground for the children, a cozy firepit for those cooler evenings and four car accommodation comprised of carport and powered shed, offers the perfect Man Cave or She Shed.

Conveniently located on Eton Street, this home is within walking distance to all the shops and amenities in Cambooya, ensuring you have everything you need right at your doorstep. For those who commute or enjoy the offerings of a larger city, Toowoomba City is just a short 25-minute drive away, providing the perfect balance between rural tranquillity and urban convenience.

Property Features:

*3 Reverse Cycle Air Conditioners

*Ceiling fans throughout

*Updated Kitchen

*40,000L Rainwater Storage

*NBN Connection

For more information call Naomi on 0499 201 995 or Chris on 0451 948 001 to make 7 Eton Street, Cambooya your new home!

More About this Property

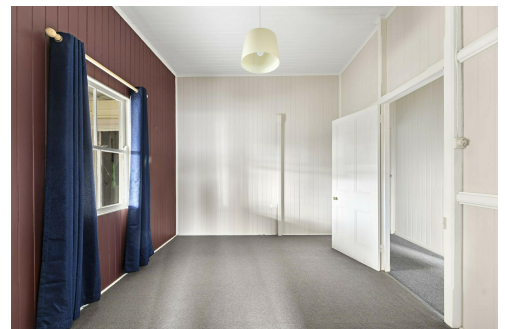
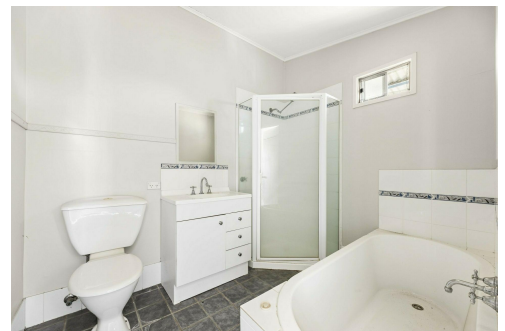
Property ID	1Y60F4W
Property Type	House
Land Area	4047 m ²

Naomi Whitaker 0499 201 995

Residential Sales Executive | nwhitaker@ljht.com.au

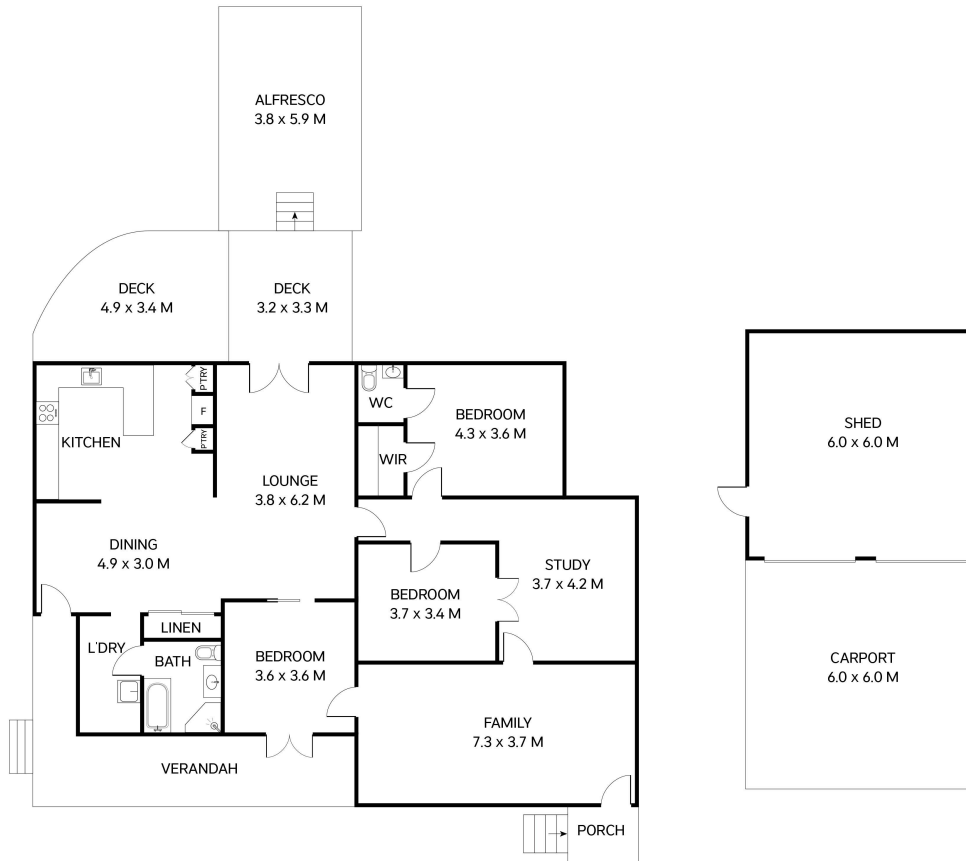
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Total: 306m²

7 Eton Street
Cambooya



This plan is for representational purposes only. All dimensions are approximate and shouldn't be solely relied upon.
Floorplan created by **Vue Digital**.



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