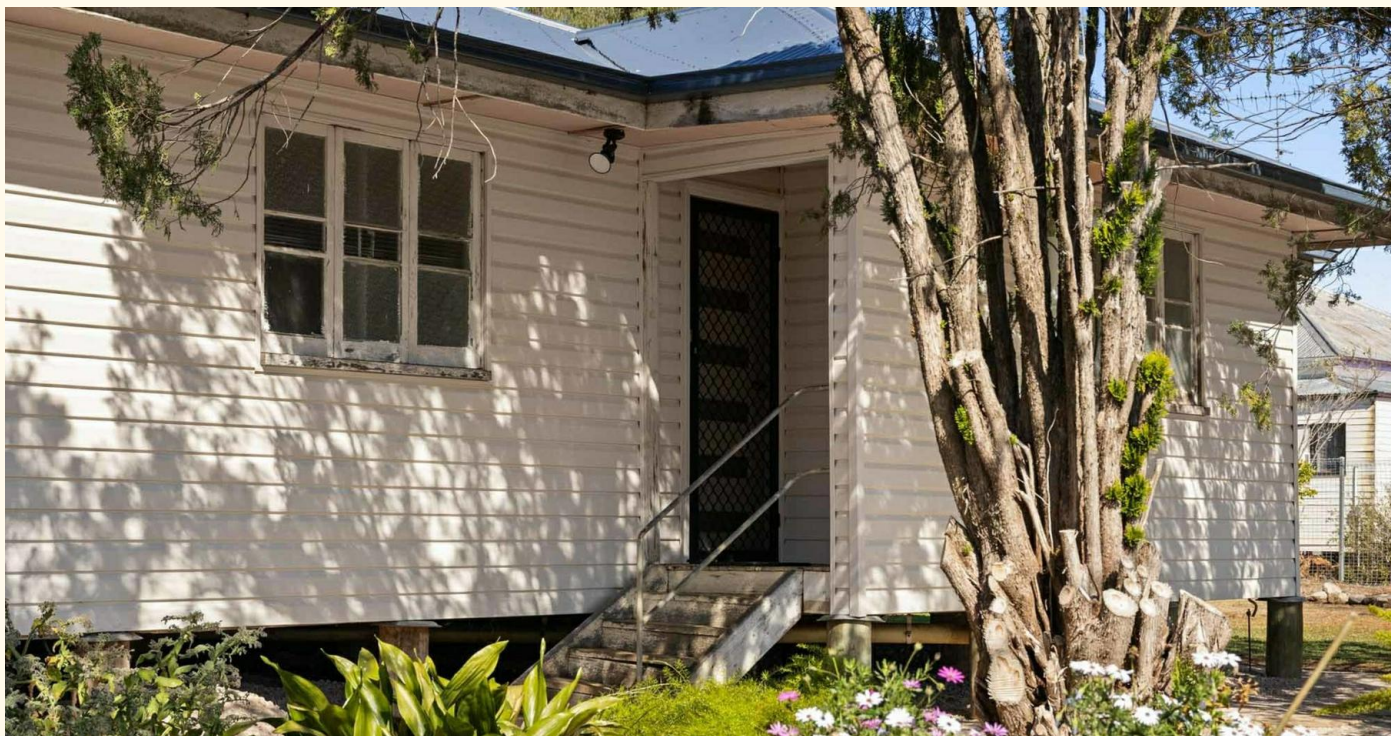




88 Clark Street, Clifton

Space, Gardens & Country-Town Convenience

Offering 3,536m² of fully fenced space, this elevated Clifton property delivers the freedom of country-town living, with just under an acre to enjoy and plenty of room to move.

This versatile home is complemented by mature surrounds, fruiting trees and a vegetable garden ready to be revived. A powered two-bay shed with workshop, multiple rainwater tanks and convenient town services add everyday practicality, creating a property with space to enjoy and scope to make your own.

Standout Features

- " 3,536m² fully fenced block, just under an acre
- Elevated two-bedroom home with study and multiple living areas
- Large central bathroom
- Pine hardwood flooring
- Enclosed two-bay shed with workshop
- Shed equipped with power and lighting
- Multiple rainwater tanks, including concrete tank with pump
- Rainwater and town water connections to the home
- Established gardens and mature fruiting trees
- Dormant vegetable garden ready to bring back to life

2 1 2

FOR SALE

Offers Over \$649,000

VIEW

Sat 24th Oct @ 1:30PM - 2:00PM

AGENTS

Stephanie PejkoVIC
0429 504 735
spejkoVIC@ljht.com.au

AGENCY

LJ Hooker Toowoomba
(07) 4688 2222

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



- Sewer connection
 - Bin collection service
 - New NBN connection
 - Ample space for vehicles, hobbies, pets and outdoor living
- Location

- " Aquatic Centre —2-minute walk
- " Tennis Courts —2-minute walk
- " Library —2-minute walk
- " FoodWorks —5-minute walk
- " Clifton State High School —3-minute drive
- " Clifton Hospital —2-minute drive
- " Mitre 10 —2-minute drive
- " Clifton Golf Course —10-minute drive

If you're looking for space, established infrastructure and the convenience of country-town living, this is the one to call home.

General Council Rates: \$2,516.52

Water Rates: \$794.54

MORE DETAILS

Property ID	20C4F4W
Property Type	House
Land Area	3536 m2
Including	Study
	Built-in-Robes
	Bush Retreat
	Close to Schools
	Close to Shops
	Close to Transport

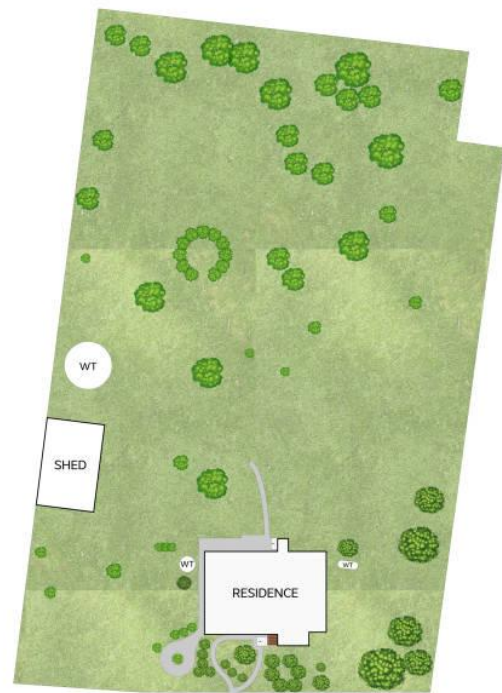
Stephanie Pejkovic 0429 504 735

Residential Sales Executive | spejkovic@ljht.com.au

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Total: 116m²

88 Clark Street
Clifton



This floorplan 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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