







13 Hansen Crescent, Clinton

# More Than Meets the Eye – Spacious Low-Set Brick Home

Solid, low-set brick homes offering this much space are hard to find. Much bigger than it appears from the street, this well-presented family home delivers comfort, practicality and easy living in a convenient location.

Featuring five generous bedrooms, all with built-in wardrobes and air-conditioning, plus two well-sized bathrooms, there is plenty of room for the whole family. The home includes a spacious lounge and dining area, along with a second family room at the rear.

The modern kitchen is equipped with a dishwasher, glass cooktop and electric oven, while the large laundry and separate utility room add valuable functionality.

Outside, you'll enjoy a massive rear patio, double carport with an adjoining workshop, full security screens, electric hot water and a 5kW solar system. The fully fenced yard includes side access and established fruit trees, including orange, mandarin and mango.

5 2 4

**FOR SALE**
Offers Over $640,000

**VIEW**
By Appointment

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Interested parties must rely solely on their own enquiries.

Perfectly positioned for family convenience, the home is just a two-minute walk to the local FoodWorks, newsagency, doctors and other amenities. St John's Primary School, Clinton State School, Harvey Road Tavern, Bunnings and nearby sporting fields are also within easy walking distance.

Property features:

- Five bedrooms with built-in wardrobes and air-conditioning
- Two good-sized bathrooms
- Spacious lounge, dining and second family room
- Modern kitchen with dishwasher, glass cooktop and electric oven
- Large laundry and separate utility room
- Massive covered rear patio
- Double carport with adjoining workshop
- Full security screens throughout
- 5kW solar system
- Electric hot water
- Fully fenced yard with side access
- Established orange, mandarin and mango trees
- Convenient location close to schools, shops, tavern, Bunnings and sporting facilities

Whether you're entering the market, looking to add value with a renovation, securing an investment, or finding a manageable home for your next chapter, this Clinton property is well worth a closer look

## MORE DETAILS

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|---|---|
| Property ID | FQJ1W |
| Property Type | House |
| Land Area | 650 m2 |
| Including | Air Conditioning<br>Dishwasher<br>Outdoor Entertaining<br>Built-in-Robes<br>Fully Fenced<br>Solar Panels |
















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