



62 Hammond Way, Kelso

## AUCTION - Space to Live, Room to Grow!

Welcome to 62 Hammond Way, Kelso - where space, comfort and lifestyle come together.

Set on a generous 20,300 square metres (approximately 5 acres), this spacious two-storey home offers room for the whole family, both inside and out.

Featuring four generously sized bedrooms, all complete with built-in wardrobes, three bathrooms and light, fresh tones throughout, the home feels welcoming from the moment you step inside. The main bedroom features its own private ensuite, while the main bathroom offers a relaxing spa bath, perfect for unwinding at the end of the day.

With a large kitchen, a combination of carpeted and tiled living areas and air-conditioning throughout, comfort and practicality go hand in hand. The property also boasts an impressive 26kW solar system and has been converted to three-phase power, providing excellent electrical capacity for the home and its future needs.

There's also an extra built-in room beneath the main house, offering even more flexibility for your family's needs.

4 3 5

### AUCTION

Sat 21st Nov @ 11:00AM

### VIEW

Sat 24th Oct @ 11:00AM - 12:00PM

### AGENTS

Jackson Page  
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Clinton Wallis  
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### AGENCY

LJ Hooker Townsville  
07 44262125

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



Step outside and discover the lifestyle on offer. Take a dip in the pool, enjoy fresh mangoes straight from the trees in the backyard, or make the most of the large paddock and three-bay external shed. The property is also equipped with a bore and septic system, adding to the practicality of acreage living.

Whether you need space for the kids, somewhere to store the toys or simply want to enjoy a little more privacy, there's plenty of room to make it your own.

With space to spread out, room to enjoy and a home ready for its next chapter, this is an opportunity to embrace a little more freedom and a lot more lifestyle.

62 Hammond Way, Kelso is going to auction - come and see where your next chapter begins.

Council rates approx. \$2,370 per half

## MORE DETAILS

|               |          |
|---------------|----------|
| Property ID   | 4EJHWK   |
| Property Type | House    |
| Land Area     | 20300 m2 |

### Jackson Page 0400 368 968

Sales & Marketing Consultant | [sellwithme@ljhooker.com.au](mailto:sellwithme@ljhooker.com.au)

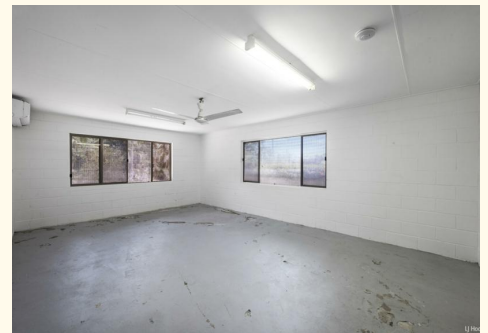
### Clinton Wallis 0403 180 181

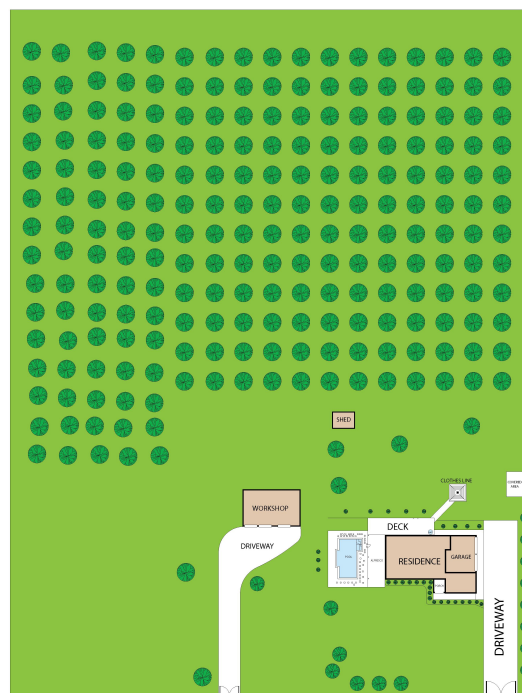
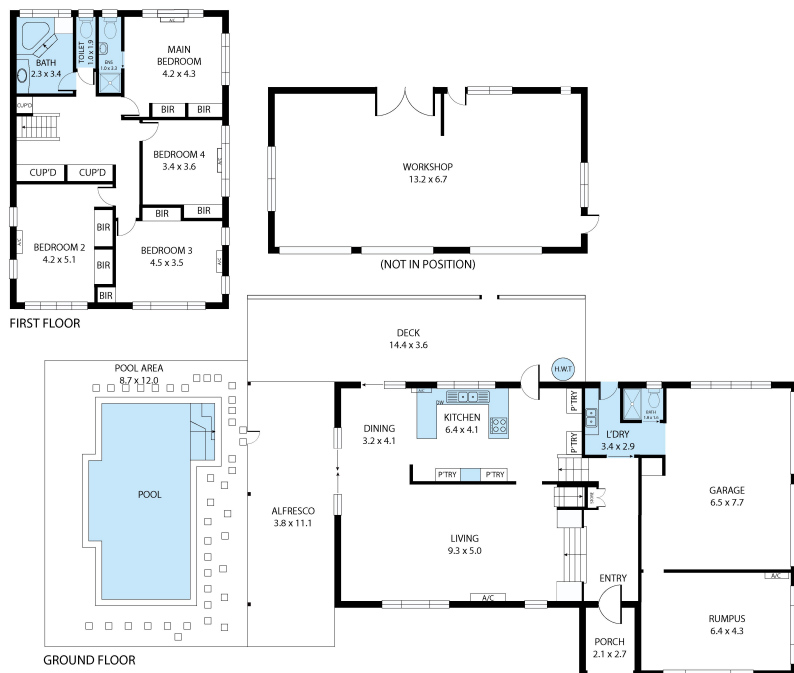
Director / Principal | [clint.wallis@ljhooker.com.au](mailto:clint.wallis@ljhooker.com.au)

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62 Hammond Way, Kelso QLD 4815  
TOTAL APPROX. FLOOR AREA 580 SQ.M

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

|           |   |          |
|-----------|---|----------|
| LIVING    | : | 248 SQ.M |
| GARAGE    | : | 45 SQ.M  |
| PORCH     | : | 6 SQ.M   |
| POOL AREA | : | 104 SQ.M |
| ALFRESCO  | : | 41 SQ.M  |
| DECK      | : | 52 SQ.M  |
| WORKSHOP  | : | 84 SQ.M  |
| TOTAL     | : | 580 SQ.M |