







Kepnock, 55 Clive Crescent

YOUR IDEAL FAMILY HOME AWAITS

A property that truly has everything you need and more, located at 55 Clive Crescent, Kepnock. A well maintained, low-set brick home ideal for family living or as a savvy investment in a high-performing region. Every detail has been thoughtfully crafted to blend sophistication with practicality, offering a perfect balance of comfort and functionality.

STEP INSIDE AND BE IMPRESSED:

- Spacious Layout: Boasting 4 generously sized bedrooms, all featuring carpet, ceiling fans, and built-in cupboards. The master bedroom is notably larger than most, offering a luxurious retreat complete with a walk-in robe and air-conditioning. The main bathroom, newly renovated, features both a bath and shower, adding a touch of modern luxury.
- Gourmet Kitchen: The galley-style kitchen is a culinary delight, overlooking the dining area, living spaces, and expansive covered patio. It features electric cooking appliances, a dishwasher, and loads of storage space, designed for ease and efficiency. Meal preparation becomes a pleasure as you stay connected with family and guests.

4 1 2

For Sale
Offers Above $599,000

View
ljhooker.com.au/1SY7GTV

Contact

Jonathon Olsen
0409 534 533
jolsen@ljhookerbundaberg.com.au

Jennifer Candy
0412 103 410
jcandy@ljhookerbundaberg.com.au

LJ Hooker

LJ Hooker Bundaberg
(07) 4131 8000

Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

- Versatile Living Spaces: Enjoy separate dining and two living areas, both air conditioned and one of which can easily serve as a study nook or additional family space. Ideal for both everyday living and special occasions.
- Additional Storage: Benefit from a huge linen cupboard, an additional broom cupboard, and a functional laundry room. The home also includes two toilets for added convenience.
- Outdoor Oasis: The kitchen's open design extends to the huge covered patio, perfect for entertaining guests or relaxing with family. Whether it's a weekend barbecue or a quiet evening outdoors, this space is designed for enjoyment.
- Eco-Friendly Benefits: Power bills are a thing of the past with the property's solar power system, making this home not only energy-efficient but also cost-effective.
- Convenient Garage: The garage offers drive-through access to the rear yard, providing added convenience for vehicle storage and backyard access.

ADDITIONAL FEATURES:
- Low Maintenance Yard: Spend more time enjoying your home and less time on upkeep with a neat, low maintenance yard.
- Convenient Parking: A lawn locker and separate 2-car lock-up garage are complemented by extra parking space in front, ensuring ample room for vehicles.
- Exceptional Street Appeal: This property features impressive street appeal with its modern, low-set brick design.

AT A GLANCE:
- 4 Bedrooms
- 1 Bathroom
- 2 Toilets
- 2 Car Accommodation
- 2 Living Areas
- Air Conditioning: Yes
- Solar: Yes
- Fully Fenced: Yes

RENTAL APPRAISAL: $600 - $650 Per Week
RATES: Approx. $1900 + Water

LOCATION:
Situated in the desirable Kepnock area, this home offers both tranquility and convenience. Enjoy easy access to local amenities, schools, and parks, with everything you need just a short drive away.

DISTANCE FROM FACILITIES:
Kepnock State High School —1km
Kepnock Town Centre —1.6km
Bundaberg CBD —4.9km
Bundaberg Base Hospital - 6.9km
Bundaberg Airport - 7.3km

Don't Miss Out! This well-presented family home is ideal for those seeking comfort, style, and functionality. For more information or to schedule a viewing, please reach out to our Exclusive Marketing Agents Jonathon Olsen on 0409 534 533 or Jennifer Candy on 0412 103 410.

LJ Hooker Bundaberg
(07) 4131 8000

Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

Disclaimer: LJ Hooker have been provided with the above information; however, the Office and the Agent provides no guarantees, undertakings or warnings concerning the accuracy, completeness or up-to-date nature of the information provided by the Vendor or other Persons. All interested parties are responsible for their own independent inquiries in order to determine whether or not this information is in fact accurate.











More About this Property

Property ID	1SY7GTV
Property Type	House
Land Area	730 m²
Including	Toilets (2)

Jonathon Olsen 0409 534 533
Principal, Licencee & Auctioneer | jolsen@ljhookerbundaberg.com.au
Jennifer Candy 0412 103 410
Sales Consultant | jcandy@ljhookerbundaberg.com.au

LJ Hooker Bundaberg (07) 4131 8000
10 Bourbong Street, BUNDABERG QLD 4670
bundaberg.ljhooker.com.au | admin@ljhookerbundaberg.com.au

Disclaimer: All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.