



18 Loxton Street, Millbank




## Timeless Charm Meets Future Opportunity

Tucked away in a peaceful pocket of Millbank, 18 Loxton Street is a well-maintained home offering the perfect entry point into the property market or a smart addition to your investment portfolio. With solid foundations, classic features, and undeniable character, this is a home that invites you to move in now and modernise at your own pace.

Step inside to a spacious, air-conditioned living area that flows effortlessly into a tidy, functional kitchen - neat and practical, with everything you need for everyday living and plenty of potential to upgrade in the future. The bathroom continues the theme of classic charm, presenting in excellent original condition and offering both comfort and renovation opportunity.

All three bedrooms are generous in size and filled with natural light, creating bright, relaxing spaces to unwind. The master bedroom comes complete with built-in storage and a dedicated air conditioning unit, making it a cool and comfortable retreat all year round.

Outdoors, a private rear patio overlooks a low-maintenance backyard - perfect for morning coffees, weekend BBQs, or simply

3  1  1 

**FOR SALE**

Please Call

**AGENTS**

Dylan Macnamara  
0422 929 854  
dmacnamara@ljhookerbundaberg.com.au

**AGENCY**

LJ Hooker Bundaberg  
(07) 4131 8000

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 **LJ Hooker**

relaxing in the quiet surrounds. Whether you're entertaining friends or enjoying some solo downtime, this inviting space adds real lifestyle value.

Whether you're starting out, scaling down, or seeking a property with promise, 18 Loxton Street delivers comfort, character, and potential in equal measure. Located in one of Bundaberg's most desirable suburbs, this home is your chance to secure a solid property in a quiet, family-friendly location.

#### AT A GLANCE:

- Bedrooms: 3
- Bathrooms: 1
- Car Spaces: 2
- Air Conditioning: Yes
- Ceiling Fans: Yes

#### KEY FEATURES:

- Located in the peaceful neighbourhood of Millbank
- Perfect for small families, first-home buyers, or investors
- Dining and kitchen area with ceiling fan
- Three spacious bedrooms with ceiling fans
- Rumpus room with air-conditioning
- Patio ideal for entertaining
- Low maintenance backyard
- Garden shed

RATES: Approx. Council Rates: \$1885 per half year (plus water)

RENTAL APPRAISAL: Approx. \$620 - \$650 per week

#### DISTANCE TO FACILITIES:

- Sugarland Plaza: 2.1 km
- Bundaberg Base Hospital: 2.2km
- Bundaberg CBD: 4.6km
- Hinkler Shopping Center: 4.2km
- Shalom College: 5.0km
- Bundaberg State High School: 4.3km
- Avoca State School: 1.2km

This home can only be fully appreciated upon viewing. Contact Exclusive Listing Agent, Dylan Macnamara on 0422 929 854.

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#### MORE DETAILS

Property ID                    1TVUGTV  
Property Type                House

**Dylan Macnamara 0422 929 854**

Sales Consultant | [dmacnamara@ljhookerbundaberg.com.au](mailto:dmacnamara@ljhookerbundaberg.com.au)

**LJ Hooker Bundaberg (07) 4131 8000**

10 Bourbong Street, BUNDABERG QLD 4670

[bundaberg.ljhooker.com.au](http://bundaberg.ljhooker.com.au) | [admin@ljhookerbundaberg.com.au](mailto:admin@ljhookerbundaberg.com.au)

