



**PRICE GUIDE:** \$690,000.00

Area: 4626 m2

### Townsville's most sought after acreage precinct

You would be forgiven for thinking you are miles from anywhere - yet the truth is your in the heart of Kirwan.

Set amongst some of Townsville's most sought after addresses, a short walk to the Cowboys Stadium and within a short drive to all Kirwan has to offer is this home designed to suite the extended family.

From the moment you enter through the remote controlled gated entrance this property gives you the feelings of space, privacy and comfort, all conveniently located in a suburban area.

The fully air conditioned main residence offers comfortable family living with 4 bedrooms, 2 bathrooms and a theatre room completed by a giant wrap around patio with 9ft ceilings.

The stunning kitchen looks out over the pool area and boasts the finest of finishes with beautiful black stone bench tops, slow close



**Shelly Lynham**  
0414 250 166



**Graham Lynham**  
0447 250 222

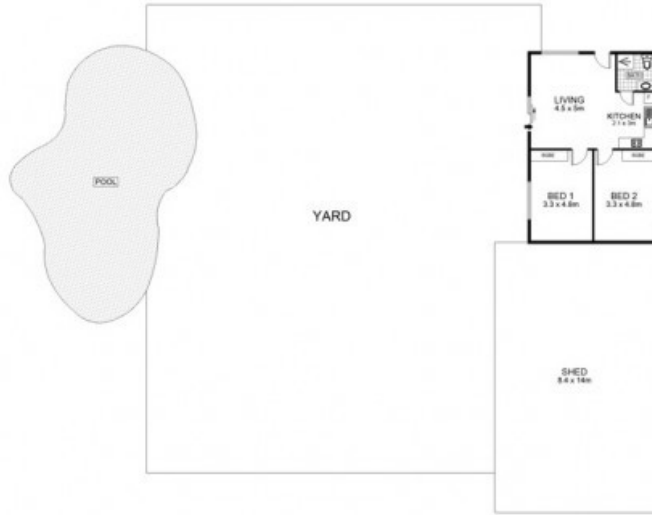


**OFFICE**

37Thuringowa Drive, Kirwan  
**07 4723 3222**



**HOUSE 1**



**HOUSE 2**



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

HOUSE 1 : 148m<sup>2</sup>  
 HOUSE 2 : 67m<sup>2</sup>  
 SHED : 185m<sup>2</sup>



7 Nineteenth Avenue, Kirwan

Floor plan by www.topsnap.com 1300 867 762