



30 Gore Street Westbrook QLD

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Come make me shine. If you've been looking to break into the Westbrook Market then the time has come to make it happen. Built in the late 80s in a large block of land of 1,049m2.

Has been a rental for a little while and is shown that it is a little tired. But with fresh paint and flooring, this could be a great stepping stone or investment you will add value as you go on this one.

The floor plan of the home is very functional and the conversion of one of the garage spaces has created an additional living room or 4th bedroom. The main family room is expansive and leads to the kitchen/dining, while the adjacent hallway links the 3 bedrooms and main bathroom.

The kitchen and bathroom have been renovated and the

Price : \$ 525,111
Land Size : 1049 sqm
View : <https://www.theroweteam.agency/sale/qld/toowoomba-district/westbrook/residential/house/7915165>



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Internal Floor Area = 138.40 Sqmt
 Garage Area = 18.70 Sqmt
 Carport Area = 36.00 Sqmt
 Shed Area = 32.08 Sqmt
 Outdoor entertainment Area = 40.40 Sqmt

matt
edwards
 PHOTOGRAPHY

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 mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Exterior elements are not in position.