

Harcourts Kingsberry



99 Thorn st MOUNT LOUISA QLD

4 2 4

With a reduction in price, the owner would like motivated buyers to make an offer this week end on this beautifully presented Grady home which offers a very spacious layout and is perfectly positioned on an 803sqm block. Providing a 207sqm floor plan the property has so many extra features. Open plan living opens to private outdoor entertaining that captures the ideal lifestyle

- * Combined lounge, dining room flowing out to the entertainment area
- * Kitchen offers quality fittings including stainless steel appliances
- * Electric cook top, dishwasher, ample cupboard space
- * Four bedrooms, all with air conditioning three with built-ins
- * Master has walk-in robe and ensuite
- * Main bathroom provides bath tub, shower and separate toilet

Price : \$ 410,000
Building Size : 22 Sqs
Land Size : 803 sqm
View : <https://www.kingsberry.com.au/sale/qld/townsville-district/mount-louisa/residential/house/4326490>



Ben Kingsberry
07 4772 2022
0438 792 652

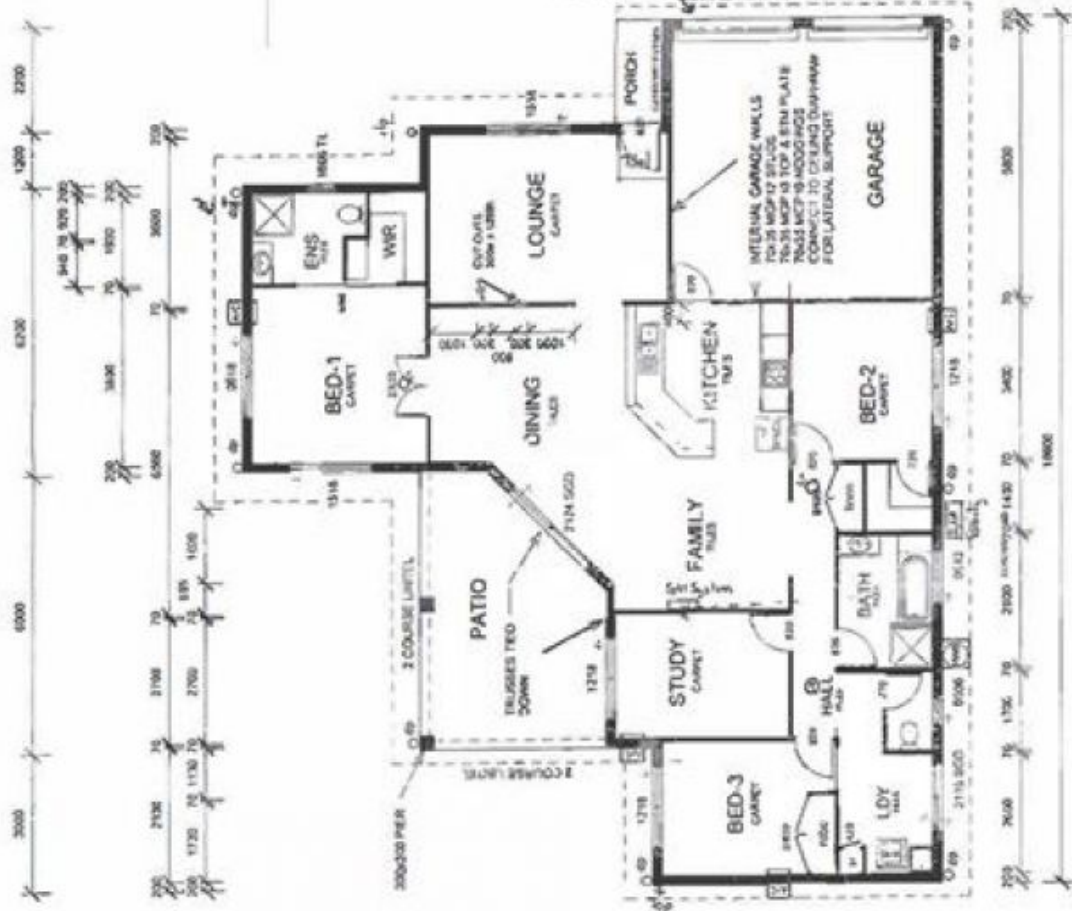
ben.kingsberry@tsvharcourts.com.au

<https://www.kingsberry.com.au>

210 Charters Towers Road Hermit Park QLD
07 47 722 022

WE HEREBY CERTIFY THAT THESE PLANS ARE TRUE AND CORRECT & HEREBY APPROVE THE SAID PLANS FOR COUNCIL SUBMISSION.
 CLIENTS SIGNATURE: [Signature]
 DATE: 9-9-04

003
 ELEV 3



Window and SLD Schedule

Description	Height	Width
1112	1100	800
2012	800	800
2012	800	800
2012	800	800
2012	800	800

Window and SLD Schedule

Description	Height	Width
2114 SLD	2100	1400
2114 SLD	2100	1400
2114 SLD	2100	1400
2114	2100	1400
2114	2100	1400
2114	2100	1400
2114	2100	1400
2114	2100	1400

003
 ELEV 2

003
 ELEV 1

Door Schedule

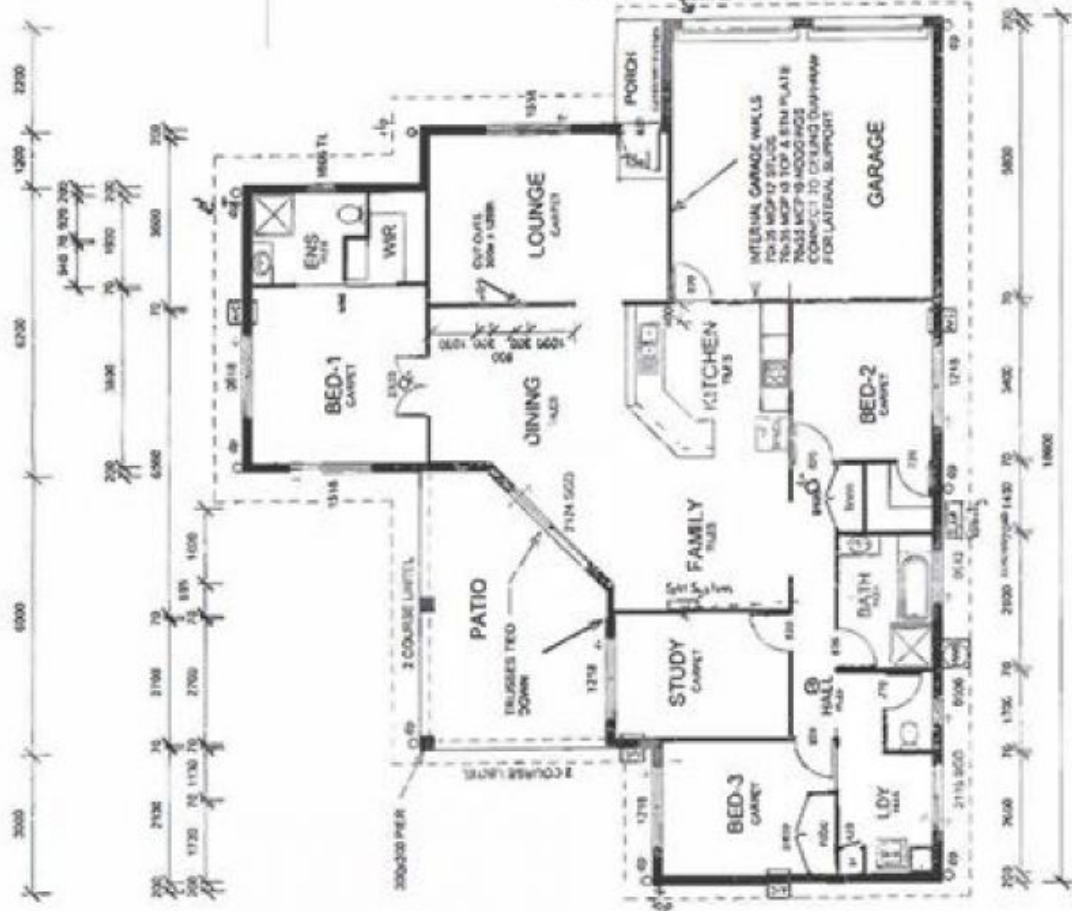
Description	Area
W.D. 10	10.00
W.D. 10	10.00
W.D. 10	10.00
W.D. 10	10.00
W.D. 10	10.00

WIND CATEGORY C1
 GYPSOCK LIVING ALL BLOCK WALLS EXCEPT GARAGE
 (3) DO NOTES SMOKE DETECTOR

		CLIENT: [Redacted] SITE ADDRESS: LOT 50 THORN STREET MT. LOUISA	SCALE: 1:100 DATE: 9-9-04	NAME: FLOOR PLAN PROJECT: [Redacted]	SHEET NO: 002 OF: 002
THE LJ GRADY COMPANY PTY LTD 1/100 BENTLEY ST BENTLEY VIC 3083 PH: 03 9450 1111		380 DUNSTABLE ROAD, MT. LOUISA VIC 5638 PH: 08 9472 1314			

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003
 ELEV 3



Room	Area
LIVING	143.58
DINING	31.24
KITCHEN	38.50
PORCH	2.25
TOTAL	215.57

Window and SLD Schedule	Description	Height	Width
1111	1111	1000	1000
1112	1112	1000	1000
1113	1113	1000	1000
1114	1114	1000	1000
1115	1115	1000	1000
1116	1116	1000	1000
1117	1117	1000	1000
1118	1118	1000	1000
1119	1119	1000	1000
1120	1120	1000	1000

Window and SLD Schedule	Description	Height	Width
1121	1121	1000	1000
1122	1122	1000	1000
1123	1123	1000	1000
1124	1124	1000	1000
1125	1125	1000	1000
1126	1126	1000	1000
1127	1127	1000	1000
1128	1128	1000	1000
1129	1129	1000	1000
1130	1130	1000	1000

003
 ELEV 2

003
 ELEV 1

LJGrady Family Homes		CLIENT: [Blank] SITE ADDRESS: LOT 50 THORN STREET MT. LOUISA	SCALE: 1:100 DATE: 9-9-04	SHEET NO: 002 OF: 002
THE LJ GRADY COMPANY PTY LTD 1/100 BENTLEY ST BENTLEY NSW 1500 PH: 02 9511 1111		COPYRIGHT: [Blank] ALL RIGHTS RESERVED NO PART OF THIS DOCUMENT MAY BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS WITHOUT THE WRITTEN PERMISSION OF THE COMPANY		