



## 7 Xavier Court RAILWAY ESTATE QLD

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The combination of a quiet street and simple lifestyle will leave a sense of relief that your property search may be at an end!

This practical home is modern and secure. The kitchen is central and connects the two living areas and focuses on allowing a wash of natural light. A separate entertainment area includes a covered patio to sit and watch the children frolic in the pool. If comfort and safety of your family is a first priority look no further as city living presents with a communal edge.

With the bonus of air-conditioning and security screens throughout as well as a fully fenced 705sqm allotment, this property presents an amazing lifestyle choice for those buying their first home or looking to downsize.

### Features:

- Located in one of Townsville's most sought after suburbs with easy access to the City
- This property presents a simplistic yet sophisticated lifestyle choice

**Price** : \$ 370,000  
**Land Size** : 705 sqm  
**View** : <https://www.kingsberry.com.au/sale/qld/townsville-district/railway-estate/residential/house/4326212>



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