



FOR SALE

RARE 1887 "WATSON TERRACE" HOUSE

Centrally located just 200metres from West End's trendy cafes & restaurants this cosy & charming terrace is the perfect alternative to a modern unit or expensive home.

The 1 bedroom plus study/storage terrace combines the old-world charm of polished floors and high ceilings with the convenience of a modern kitchen & bathroom.

Located in Brisbane State High School & West End State School catchment areas.

Features include:

- Enclosed secure front east-facing verandah - a delightful place to enjoy a morning coffee & the winter sun
- King-sized bedroom opening through french doors onto front verandah
- Air-conditioned combined living/dining area
- Modernised kitchen
- Bathroom has bath with shower over
- Enclosed back balcony offers privacy & security
- Large secure study/storage area with laundry downstairs
- Spacious 1 car lock-up remote garage with room for storage
- 1 of only 7 heritage listed terraces
- Brisbane State High School & West End State School catchment areas
- Walk to West End shops, cafes & restaurants, South Bank, river parklands & CBD
- Bus at door or walk to South Brisbane train station
- Low Body Corps: Admin: \$384.00; Sinking: \$480.00 p/qtr
- Rates: \$370.98 p/qtr

This unique & rare terrace house is situated less than 1km to the CBD

1 BED | 1 BATH | 0 CAR

PRICE:

Offers over \$315,000

OPEN FOR INSPECTION:

N/A

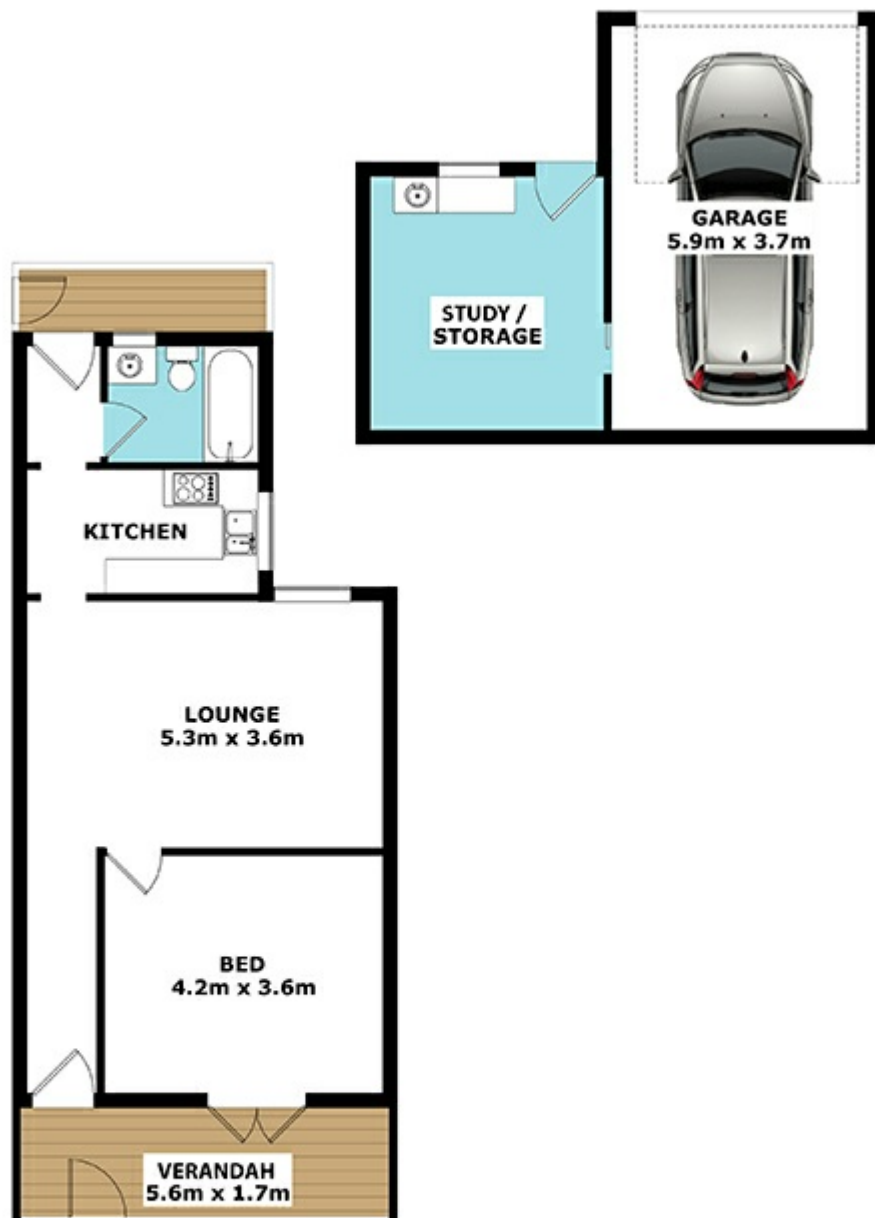


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APPROX GROSS INTERNAL AREA 101 sqm

APPROX GROSS TOTAL AREA 114 sqm

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Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only.



5/45 BROWNING ST, SOUTH BRISBANE



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.