



FOR SALE

ENTRY LEVEL LOWSET COTTAGE ... OOOZING POTENTIAL ... YOURS TO GRAB!!

Presented by local agent's Mark Roemermann and Andrew Emms ...

- * Hardwood weatherboard postwar cottage
- * Sitting on a 405sqm block, in a quiet residential street
- * Put your trade skills to work while living in the home??
- * Buy it just for the block and build your modern urban abode
- * Go all out with an extensive contemporary renovation
- * Rent it out for now and benefit from the future growth
- * Fabulous local options for education, transport, shopping, dining and entertainment
- * Nundah is booming and this could be your chance to capitalise
- * Purchase with transparency and confidence ... Click 2 Buy

With no frills or cover-ups this single storey, 2 bedroom home should be on the best buy list for anyone unafraid of work. Offering a blank canvas with a rock solid starting point, this could be just right for you. Maybe you can open up the eat-in kitchen to the lounge, extend into the deep backyard to add more rooms, or reveal the hidden timber floors and help them bring extra warmth and character into the home??

How will you make the most of this opportunity?

Situated in a convenient location only a short distance to local shops, bus stops and train station, this unassuming property offers plenty to the right buyer.

Let's tick some more boxes:

- * Generously proportioned rear yard
- * Garden shed and extra storage in the no longer functional outhouse
- * 2 large bedrooms, ceiling fans throughout the home
- * The kitchen and bathroom have been updated in the past
- * NBN connectivity and gas cooking
- * Less than 300m to a welcoming inclusive primary school
- * Parks, sporting facilities and bike ways are all close by
- * Bus stop and train station options ... less than 30mins to the city

2 BED | 1 BATH | 0 CAR

PRICE:
For Sale

OPEN FOR INSPECTION:
N/A



Mark Roemermann
0413877230
markroemermann@atrealty.com.au
www.atrealty.com.au