



Boundaries and dimensions are approximate only
interested parties should conduct their own independent enquiries



SOLD

1012 SQM BLOCK WITH MASSIVE POTENTIAL - MUST SELL AT AUCTION

Fantastic opportunity to own this 1012 sqm flood free & flat block in a prime location. The Approximate dimensions are: frontage of 20.1 meters and a block depth of 50.3 meters. This block is a rare opportunity and must be sold at Auction! Don't miss this opportunity, contact Mitch today to register your interest.

Situated in a quiet, family-friendly pocket of One Mile, the location offers both peace and practicality. You'll find yourself just minutes from local amenities including the Immaculate Heart Primary School and One Mile State School, as well as local transport and easy to reach local cafés, grocery stores, and medical facilities.

Opportunity:

The 1012sqm fantastic block size is one of the biggest advantages of this opportunity. As a guide a front block of 450 sqm and rear battle axe block of 562 sqm is seen in suburb subdivision developments in the area, but as always COUNCIL APPROVAL IS REQUIRED with every subdivision. Ipswich City Council states minimum lot size of 450sqm with 15 meter frontage for front blocks and 600sqm lot size for rear blocks (report available), but slight variations are subject to council approvals.

The Home: to demolish or renovate?

The 2 bedroom solid home is in need of some serious love! Some may say it is better to demolish it and start again.

The house is approximately 76 years old, solid brick and rendered.

Fast Facts:

- * 1012sqm flat & flood free block
- * Frontage 20.1 meters x Depth 50.3 meters
- * Family friendly street & community
- * Must sell at Auction, register your interest

Location:

- * Approx. 5 minute drive from Ipswich CBD and hospital
- * Approx. 45 minute drive to Brisbane CBD

2 BED | 1 BATH | 1 CAR

PRICE:
\$585,000

OPEN FOR INSPECTION:
N/A



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