

**1 Leybourne Street, Chelmer, Qld 4068**



**House For Sale**

Sunday, 22 October 2023

**1 Leybourne Street, Chelmer, Qld 4068**

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 405 m2**

**Type: House**



Kirrilli Cobley

## FOR SALE

Less than 10km to Brisbane CBD and located in the prestigious, family-friendly blue chip locale, this home offers a unique opportunity to enter the market. Perched on a north facing block with a 23m frontage, this is the opportunity to invest, renovate or build your dream home. • Multiple living areas providing an abundance of privacy and space • Three bedrooms with built-in cupboards, ceiling fans and abundant light • Kitchen with optimal footprint to provide easy access to the rest of the home • Timber flooring through main living area • Fully fenced yard • Blank canvas lower level with additional bathroom • Walking distance to an array of local shops, cafes and restaurants • 700m walk to Chelmer Train Station • Graceville State School & Indooroopilly State High School catchment areas • 3km to St Peter's Lutheran College • 5 min drive to Indooroopilly Shopping Centre and surrounding amenities