

1 Saint Patrick Avenue, Kuraby, Qld 4112



House For Sale

Wednesday, 20 March 2024

1 Saint Patrick Avenue, Kuraby, Qld 4112

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 541 m2

Type: House



Ryan Poh

Auction

Auction Location: On Site Offering charming street appeal in one of Kuraby's most sought-after boulevards, this beautiful high-set Queenslander three bedroom home is perched on a generous 541 sqm corner block that is primed with endless possibilities. It makes an exciting prospect and is well presented throughout with flowing interiors, lots of natural light up-stairs, an abundance of storage, both front and back balconies, original polished floorboards and back yard is fully fenced and secure. This is a truly unique prospect that is ideal for buyers looking for a real estate project that would present tremendous uplift potential. Property Features: Upstairs: • 3 Spacious Bedrooms | Built In Robes | Ceiling Fans | Split system Airconditioning • Large Family Kitchen | Open Plan Living & Dining | Polished Timber Flooring • Spacious Bathroom | Separate Toilet Downstairs: • Media/Rumpus Room • Separate Laundry | Storage Room You'll Love... • Dual Street Entrances (Saint Andrew Street or Saint Patrick Avenue) • Option 1: Lift & Renovate (+Bedrooms +Bathrooms) • Option 2: Add Granny Flat (STCA) Location Highlights: • 1 min | St Andrew Street Park • 2 min | Kuraby State School • 3 min | Kuraby Station • 4 min | Underwood Marketplace Shopping Centre • 5 min | Gateway Motorway • 5 min | Bunnings Warehouse, Rebel Sports & BCF • 6 min | Sunnybank Hills Shopping Town • 6 min | Calamvale Central Shopping Centre • 8 min | Pineland Shopping Centre • 9 min | Pacific Motorway • 10 min | IKEA • 13 min | Mount Gravatt Shopping Centre • 14 min | Hyperdome Shopping Centre Set in a premier location of Kuraby, that has the luxury of being within walking distance to all of the outstanding amenities of this area, blessed with accessible transportation or commute via both the Pacific and Gateway motorway, quality schools including Runcorn State School, Kuraby State School, St Peter's Primary School and Redeemer College as well as backing on to a tranquil residential street that has seen huge reformation; with many original houses being replaced by high-end homes - forever changing the landscape of this area. A short leisurely stroll will get you to either of the two local parks, one featuring the beautiful St Andrew Street Park where you can partake in picnics, family fun or simply to walk the dog. Poised as the ideal first home or future investive within a prestigious locale, 35 Saint Andrew Street or 1 Saint Patrick Avenue, Kuraby promises absolute convenience, comfort and a sense of community. With homes within this pocket in high demand, coupled with owners who are excited for their next chapter, you will have to act quickly to secure this one! Our instructions are clear - this property must be SOLD! To ensure that you do not miss out on this opportunity, register your interest today. Disclaimer: We have obtained this property information from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective buyers are advised to carry out their own investigations.