

**103 Kate St, Woody Point, Qld 4019**

**Jan Jones**

**Sold House**

Wednesday, 27 March 2024

103 Kate St, Woody Point, Qld 4019

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 536 m2**

**Type: House**



JAN JONES

**\$1,700,000**

You now have the rare opportunity to secure a unique property with the potential to bring in an income while you live in a delightfully renovated home with city and water views. Absolutely everything has been completed in this visionary renovation including wiring and plumbing. Located just 150 metres to the beach at Scott's Point and the many kilometres of walking paths right along the Peninsula foreshore, as well as having easy access to the airport and Brisbane City via the Houghton Highway. This area is popular for its village atmosphere, coffee shops and alfresco dining, boutiques and family beaches and delivers a lifestyle many of us dream about. The two storey home comprises of four bedrooms, two bathrooms and a spacious, light filled living space PLUS three deck areas to enjoy. FIRST LEVEL:-\* Double carport\* Plenty of yard space with a corner fire pit\* Outside toilet and shower - great for the beach visits\* Air conditioned bedroom and sitting area/office\* Ensuite\* Walk through robe \* LaundrySECOND LEVEL:-\* Great outdoor entertaining area overlooking the yard\* Light and airy ultra modern kitchen and adjacent air conditioned living and dining area with access to a sun drenched terrace \* Three bedrooms\* Two way bathroom THIRD LEVEL:-Follow the stairs to a roof top deck with room for a dining setting and a panoramic view of mountains, Hornibrook Bridge, city, port and Moreton Island. Enjoy the city lights at dusk and watch the New Year and Riverfire fireworks from this vantage point.SHOPS:Both shops have also been fully renovated to a superior standard with new floors, air conditioning and bathrooms. Both are currently leased, one is an extremely successful organic grocery store and the other is a hairdressing salon. The options are various-\* The house is ready for family living - ideal for the extended family\* Live in the home and enjoy the income from the shops\* Use your super and rent all three\* Land bank for the future with the option to build townhouses and keep the shops\* Run a home business from one of the shops or from the house and live upstairsDon't miss viewing this unique business and residential property. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty of representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.Property Code: 1905