

# 107 Rode Road, Wavell Heights, Qld 4012

## House For Sale

Tuesday, 30 April 2024

STONE

107 Rode Road, Wavell Heights, Qld 4012

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 2**

**Area: 913 m2**

**Type: House**



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## For Sale Now

Where heritage charm meets modern convenience, exuding timeless elegance and architectural grandeur. Built in 1923 this property boasts potential city views from 5m and adorned with ornate fretwork to its polished timber floors and soaring ceilings, this home captures the essence of Queensland living at its finest. Welcome home to your sanctuary in Wavell Heights.- Large 913sqm block- City view potential from 5m- North/south facing aspect- Vulcan electric hot water system 250L- Town gas connected- 2x Large water tank with electric pumps- Large under house storage- Growatt solar system- 3 character-filled bedrooms:> The master is perfect for those who enjoy their own space, boasting split system air-conditioning, carpet flooring, VJ walls, picture railing, breezeway, extra-high ceilings, ensuite, built-in robe, ceiling fan, gallery lighting, sash windows, curtains, and French doors giving you access to the front landing.> Bedroom 2 features carpet flooring, VJ walls, picture railing, breezeway, extra-high ceilings, pendant lighting, sash windows, roman curtains, and built-in robe.> Bedroom 3 features carpet flooring, VJ walls, picture railing, extra-high ceilings, gallery lighting, sash windows, and roman curtains.- 3 bathrooms:> The main bathroom located on the top level features a shower-over-bath configuration, detachable shower head, single-basin vanity with storage underneath, tiled splashback, wall-mounted vanity mirror, standard lighting, towel hooks, casement windows, curtains, tile flooring, and a toilet.> The ensuite to the master bedroom features a large shower with a detachable shower head, a single-basin vanity with storage underneath, a tiled splashback, wall-mounted vanity mirror cabinets, standard as well as strip lighting, a heated towel rail, casement windows, tile flooring, and a toilet. > The third bathroom located on the lower level features a shower with a detachable shower head, a single-basin vanity with storage underneath, a tiled splashback, a wall-mounted vanity mirror, standard lighting, sliding windows, tile flooring, and a toilet.- Kitchen with:> Timber and laminate benchtops> Laminate cabinetry> Stainless-steel 4 burner gas cooktop> IAG stainless-steel 600mm wall oven with separate grill> Stainless-steel rangehood> Miele dishwasher> Walk-in pantry> Double basin stainless-steel sink> Glass splashback> VJ walls > Prime position overlooking the living and dining spaces> Gallery and pendant lighting> Rich timber flooring> Sash windows - Living and dining spaces inside and out:> The open-plan main living/library area, located at the heart of the home, flows effortlessly to the kitchen/dining and through to the rear entertaining deck. The extra-high ceilings and light colour scheme add to the expansive nature of the home, featuring VJ walls, picture railing, fretwork, breezeways, rich timber flooring, pendant lighting, custom bookshelves, and access to the sunroom and home office. > Located just off the living/library is the sunroom featuring rich timber flooring, casement windows, French doors, VJ walls, and gallery lighting. > Located just off the kitchen is the dining room featuring VJ walls, picture railing, rich timber flooring, pendant lighting, with stained glass windows and French doors giving you access to the outdoor entertaining area. > Located at the front of the home is the home office, featuring rich timber flooring, casement windows, French doors, VJ walls, and standard lighting.> Located on the lower level is a multi-purpose room featuring concrete flooring, directional lighting, a kitchenette, French doors with curtains, sash windows, and access to the under-house storage area. > Located on the lower level is a multi-purpose room currently being used as a bedroom, featuring concrete flooring, air-conditioning, gallery lighting, casement windows, venetian blinds, and French doors giving you access to the backyard.- Outdoor entertaining will be a breeze thanks to the many options this property provides:> The large rear covered north-facing deck, located just off the kitchen, boasts high ceilings, stained timber decking, lighting, a roller blind, and access to the yard via the stairs.> The covered veranda, located at the entrance of the property, overlooks the front garden.>The covered patio, located directly under the north-facing deck, features paved flooring, lighting, and an outdoor power point. > The covered patio, located at the back of the property, overlooks the glistening inground pool, teamed up with the lush landscaped kid/pet-friendly yard with established gardens and trees, creating a secure and private space that encapsulates everything there is to love about our Queensland lifestyle.- Car accommodation for 2 is provided thanks to the single car garage and single carport with an electric door, allowing through access to the yard. - This property also features:> North/south facing aspect > Vulcan electric hot water system 250L> Town gas connected > 2x Large water tank with electric pumps> Large under house storage > Growatt solar system- School catchment:> Nundah State Primary School 1.2km> Wavell State High School 1.5km- Amenities nearby:> Public transport (bus stop Rode Road) 51m> Frank Roberts Park 195m> Local shops and cafes 879m> Public transport (train station Nundah) 1.km> Nundah Village shops 830m> Kedron Brook bike paths 910m> O.L.A Primary School 1.2km> Westfield Chermside 2.35km> The Prince Charles Hospital 2.9km> Kidspace Playground 2.78km> Airport 7.7km> CBD 8.2kmOpportunities like this don't come along very often and will present the astute buyer with a solid family home to enjoy from day one.DisclaimerThis property is being

sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.