

**14 Hillcrest Avenue, Caboolture, Qld 4510**

**Dewar**

**House For Sale**

Monday, 22 April 2024

14 Hillcrest Avenue, Caboolture, Qld 4510

**Bedrooms: 2**

**Bathrooms: 1**

**Area: 976 m2**

**Type: House**



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Will Dewar  
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## \$475,000 Inviting Offers Over

Dewar Estate Agents proudly presents this charming gem, bursting with character and potential, nestled on a spacious 976m<sup>2</sup> block. This original cottage, likely built in the mid-1960s to 1970s, exudes a unique charm with its raked ceilings throughout. While it retains its original allure, this property beckons for a renovation enthusiast to make it their own. Prepare to roll up your sleeves and unleash your creativity in transforming this diamond in the rough into a masterpiece. Key features include: ☑ Entrance via a welcoming sunroom ☑ 2 bedrooms, one with built-in robes and original carpets ☑ Original bathroom awaiting your personal touch ☑ Kitchen with original flooring (cooktop not included) ☑ Ceiling fans for added comfort ☑ 2 spacious living rooms, one adorned with polished timber floors ☑ 2 versatile multi-purpose rooms ☑ Convenient internal laundry ☑ Rear deck offering potential for relaxation and entertainment (deck railing in need of replacement) ☑ Ramp providing easy access to the rear deck ☑ Original single garage, in need of replacement ☑ Serene gully and lush established trees surrounding the property ☑ 976m<sup>2</sup> block, offering ample space for your vision to unfold. Don't miss this opportunity to breathe new life into this enchanting cottage and create the home of your dreams. Embrace the challenge and let your imagination run wild! "Situated within a vibrant and community-minded neighborhood, this property offers the epitome of suburban living. Surrounded by predominantly owner-occupied residences. Just a stone's throw away lies the King Circle shopping complex, offering convenience at your fingertips. Moreover, the bustling CBD conveniences of Caboolture, including supermarkets, medical facilities, cafes, and transport options, are only minutes away, ensuring a seamless urban lifestyle. For the avid golfer, the Caboolture Championship 18-hole Golf precinct is also within easy reach, promising leisurely days on the green.. Seize the chance to immerse yourself in the lively community and unmatched convenience this location provides. Pest and building reports are available to seriously interested buyers. Disclaimer: In preparing this information, Dewar Estate Agents and Agents Agency/Eview Group and its members have relied in good faith upon information provided by others and have made all reasonable efforts to ensure that the information is correct. The accuracy of the information provided to you (whether written or verbal) cannot be guaranteed. If you are considering this property, you must make all enquiries necessary to satisfy yourself that all information is accurate.