

15 Granby Street, Upper Mount Gravatt, Qld 4122



House For Sale

Thursday, 14 March 2024

15 Granby Street, Upper Mount Gravatt, Qld 4122

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 568 m2

Type: House



Michael Sunderland
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Auction

PRIME MODERN LOWSET INVESTMENT PROPERTYThe perfect opportunity arises for a keen investor chasing a newly renovated lowset property in a highly sought pocket of Upper Mount Gravatt. This beautifully renovated home is perched on a generous 568sqm only 20 minutes from Brisbane's buzzing CBD. Tucked back from the main road this property is very private and peaceful, suitable for a couple or family after a place to call home. Situated in a fantastic location, the property is a short distance away from Mount Gravatt Showgrounds, transport facilities, renowned local cafes and restaurants, major shopping centres including Westfield Mount Gravatt, Mount Gravatt Plaza, and Westfield Carindale, the stunning Mount Gravatt Lookout and much more! Enjoy a short walk to the local markets on a cruisy Sunday with the family or take a short drive to meet your friends at The Modern Thai Restaurant a few minutes down the road. Truly positioned in one of the top and in-demand locations, this property sets any investor up for prompt and attractive returns. The entire home has been renovated inside and out to a high standard including:- Contemporary entry with covered porch area- Character casement windows, polished timber floors and high ceilings to lounge and dining area with split system air conditioning- Stylish new kitchen with timber worktops, quality laminate cabinetry and stainless steel appliances including dishwasher.- Beautiful new bathroom with modern full height tiling, multi lamp fixtures- Ceiling fans and blinds to all bedrooms- Master with air-conditioning and downlights- Upgraded plumbing and electrical wiring- New modern front fences and all perimeter fencing renewed.- Fully repainted exterior and interiors- Single lock-up garage at entry level- Massive underneath storage facility to be utilisedThe backyard is fully sealed (basketball court or half tennis court). As it was previously used for parking, it backs onto a natural bushland reserve and could be transformed into a landscaped entertainment area and garden. School catchments:-[Wishart State School](#) – Prep to Year 6-[Mount Gravatt State High School](#) – Year 7 to Year 12 Situated in one of the finest tree-lined streets of a popular and beautifully established neighbourhood, this neatly presented family home provides an ideal solution for a family or investor looking for a versatile layout that can accommodate your family or create an additional income stream. Rented at \$630/week. Lease ending 7 March 2025. This flourishing suburb has a strong sense of community with plenty of local parks and playgrounds, sporting fields and trendy cafes and mini-shopping centres dotted around being frequented by locals. It has been undergoing significant gentrification over the last decade with many freshly renovated or newly built homes and splitter blocks being developed. Contact our Lead Sales Agent, Michael Sunderland on 0417 190 009 for any enquiries.