

15 Leanne Street, Marsden, Qld 4132



House For Sale

Thursday, 14 March 2024

15 Leanne Street, Marsden, Qld 4132

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 1013 m2

Type: House



REBECCA CUDERMAN
0738053108



Taha Artani
0411806415

Offers Over \$660,000

Set on an expansive block in Marsden, this spacious three bedroom property presents an opportunity for buyers looking to purchase an investment property or a block that has potential to subdivide. With an impressive 20-metre street frontage, the high-set home incorporates three bedrooms, bathroom and living upstairs, while downstairs is complete with a single lock-up garage and multipurpose room. Walk up the staircase and you will find that the property welcomes you to the upper level through the open plan living area, featuring timber floors, high ceilings and large picture windows. The living areas flow seamlessly through to the breezy rear balcony, with the corner kitchen providing ample cabinetry, gas stove and oven. The three spacious bedrooms provide a leafy outlook, with built-ins and ceiling fans, while the updated bathroom hosts a walk-in shower, bathtub, mirrored vanity and separate toilet. The fully fenced property is perfect for those with pets or children, with the rear deck and substantial backyard just waiting to be transformed into an outdoor retreat. This home has evident development and subdivision potential (Subject to council approval), currently tenanted until 27th May 2024 and returning \$460 per week. Within the catchment for Marsden State High and Marsden State Primary School, the property also affords proximity of TAFE, Griffith University, Logan Hospital and train station. Features Included: *1013m2 massive block with subdivision potential* Side access with a 20m frontage* Security Screens & doors* Three bedrooms with ceiling fans* Spacious kitchen with electrical appliances* Family bathroom with bathtub* Upstairs living area which leads to outdoor balcony* Double lock up garage with downstairs storage space/entertainers area Location Highlights: 300m walk to Bus stop 3 min drive Marsden Park shopping centre 3min drive to Marsden State School 3min drive to Marsden State High School (QLD's #1 public high school) 4min drive to Burrowes State School 5min drive to Marsden on Fifth Ave Shops 7min drive to Kingston train station 30min drive to Brisbane city 40min drive to Gold Coast