

**16 Megalong Street, Holland Park West, Qld 4121**



**House For Sale**

Friday, 12 April 2024

16 Megalong Street, Holland Park West, Qld 4121

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 620 m2**

**Type: House**



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## Best Offers by 29th April

This charming home has been within the same family for almost 30 years & now it is time to change hands! Occupying a generous parcel of land on 620sqm with a 15m frontage, 16 Megalong Street is the perfect location for your next project, renovation or investment! Located in a quiet street, the home offers a very functional floorplan with 3 bedrooms, central bathroom, formal dining room & plenty of potential. The property has been very well-maintained to a high standard & whilst the interior is dated, the home is ready to move into straight away so you can start adding your own touch. As you enter the home you will be greeted by a generously sized formal living area with plenty of natural light, air-conditioning & a homely feel. This entire area is currently carpeted however underneath this you will find gorgeous, high-quality hardwood timber floors. Sanding back & polishing these floors will give the home an instant refresh & more modern appeal. The master bedroom is oversized with air-conditioning & huge built-in-robos. The other 2 bedrooms on this level are well-sized. The home also features a formal dining room which is rare in post-war properties of this era. The main bathroom is centrally located with a bath/shower combo & also a separate toilet. Downstairs you will find a 2nd toilet, a great sized multi-purpose room that could be used as a 4th bedroom, rumpus or perhaps just another area for storage. The home comes equipped with a single lock-up garage & an abundance of storage space. The gardens have been well maintained & the block is so usable with a gentle slope from the street - the home is exuding charm & potential! A perfect spot to build a new home, extend & renovate the existing property or simply land bank in this high capital growth suburb so close to everything! Perfecting an enviable blend of style, functionality & exceptional convenience, this appealing family home is located close to quality schools, public transport options, local shopping precincts, Greenslopes hospital, PA hospital & offers easy access to major arterial roads & the M1 all within just 6 kms of Brisbane's CBD. Homes in this area are tightly held, so act fast as this great opportunity will not last long. Call Sim Gill on 0405 122 289 today for more information or to arrange a viewing!