

16 Rosewall Street, Upper Mount Gravatt, Qld 4122



House For Sale

Wednesday, 1 May 2024

16 Rosewall Street, Upper Mount Gravatt, Qld 4122

Bedrooms: 3

Bathrooms: 1

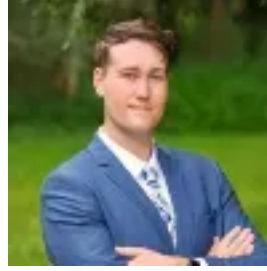
Parkings: 2

Area: 604 m2

Type: House



Grant Boman Team
0450694109



Toby Westrop
0733493370

BANK SAYS SELL - ACT FAST

ACT FAST, THIS TIGHTLY HELD POCKET OF UPPER MOUNT GRAVATT DOES NOT COME UP OFTEN! WITH A SIGNIFICANT CHANGE IN FINANCIAL CIRCUMSTANCES THE OWNER HAS MADE THE DIFFICULT DECISION TO SELL. THIS PROPERTY WILL NOT LAST AND MUST BE SOLD ON OR BEFORE THE 22ND MAY!!* Auction via In-Room and Online: 22/05/2024 from 6:00pm, if not sold prior*Auction Location: Ray White Mount Gravatt Auction Room | 1450 Logan Road, Mount Gravatt Registrations start from 5:30pm (Phone & Online Registrations must be completed by 3:00pm on Auction Day)Nestled on a generous 604m² block in one of Upper Mount Gravatt's most coveted areas, this property features an impressive 18.5m frontage, offering abundant opportunities and will not be available for long. Situated on a tranquil street backing onto a nature reserve, it provides a peaceful and private retreat. Enjoy the convenience of living here with seamless access to Westfield Mt Gravatt, major highways and neighbouring suburbs.Entering the property Ascending the stairs, you'll find a well appointed living room, offering abundant space for the entire family to gather and relax. The expansive kitchen provides ample room for any occasion, featuring generous bench space and a variety of storage options, all while seamlessly overlooking the charming sunroom. The sunroom, carefully positioned to capture natural sunlight throughout the day, offers a serene retreat with 180-degree views of the backyard and the adjacent nature reserve, enhancing the overall atmosphere of relaxation and tranquillity. As you traverse down the hallway, you'll discover three generously sized bedrooms thoughtfully arranged together, fostering a sense of cohesion while preserving privacy from other sections of the upper level. Each bedroom is appointed with built-in wardrobes and ceiling fans, ensuring comfort and convenience. The lower level presents itself as a blank canvas awaiting the touch of a handyman or renovator to create the perfect space, whether it be a coveted man cave or an additional room to elevate the properties appeal. Currently configured to accommodate two secure car parking spaces, it also offers ample storage solutions for storing additional furniture and belongings, ensuring both practicality and versatility. Stepping outside, you're greeted by a sprawling flat backyard, offering an idyllic space for family gatherings, playtime with pets, or the opportunity to bring your dream backyard vision to life. With its versatile layout, the backyard is a canvas waiting for your personal touch. Adding to its charm, the backyard seamlessly blends into a lush nature reserve, providing an extra layer of privacy and tranquillity, creating a serene oasis right at your doorstep. Key Features Include:• Double Garage• Relatively Flat 604M² Block - Backing onto Nature Reserve • High-Set Home• Upper Mount Gravatt State Catchment• Macgregor State High Catchment • 140m[^] to Hibiscus Leisure Centre • 770m[^] to Mount Gravatt Bowls Club • 900m[^] to Nissan Arena • 1.2km[^] to Westfield Mt Gravatt • 2km[^] to Sunnybank Plaza • 10km[^] to Brisbane CBD * Subject to reserve price^ Direct LinePARKING FOR OUR IN-ROOM AUCTIONS:Anytime Fitness carpark (entrance via Bothwell Street) provides 2-hour parking and pedestrian laneway shortcut up to Logan RoadCentral Fair Shopping Centre (entrance via Creek Road, after the bus stop)Side streets such as Bothwell Street, Selborne Street, Gowrie Street etcFor all your home loan needs please get in touch with Christine at Loan Market!p: 0401 175 490e: christine.junidar@loanmarket.com.auw: <http://www.loanmarket.com.au/christine-junidar>All information contained here is gathered from sources we consider to be reliable, however we can not guarantee or give any warranty about the information provided and interested parties must solely rely on their own research and enquiry.