

21 Albert Street, Camp Hill, Qld 4152

Place. **P**

Sold House

Tuesday, 3 October 2023

21 Albert Street, Camp Hill, Qld 4152

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 574 m2

Type: House



Meagan Muir

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\$885,000

Auction Location: In Rooms - 140 Oxford Street, Bulimba Presenting an exciting opportunity to purchase in one of Brisbane's most coveted suburbs, this two-bedroom home can be renovated or demolished (STCA) to create your dream abode. Featuring a desired location and ample space for a new dwelling, this 574sqm property with dual-street access is full of potential. Close to the popular Martha Street cafe precinct, 21 Albert Street currently houses a fantastic residence that can be refreshed to suit your tastes. Presented with timber-look flooring and a fresh white colour palette, the existing home flows from a welcoming entry or study to a spacious open-plan living and dining area. Steps away, an updated kitchen encompasses a tiled splashback and plenty of cupboard storage. An external staircase steps down to an incredibly generous fully-fenced grassed rear yard, which features vast amounts of space for children, pets or a potential new abode. Residents will also appreciate the convenience of having laneway access at the property's rear. Completing the home are two sizeable bedrooms fitted with built-in robes, plus a well-appointed main bathroom. Benefitting from an abundance of storage and a secure single garage, the property also includes air-conditioning and ceiling fans. Minutes from Camp Hill Marketplace and Whites Hill Reserves popular walking tracks, this outstanding residence is just seven kilometres from Brisbane's CBD. The Norman Park train station, Westfield Carindale and a variety of shops and dining options are also nearby. Our instructions are extremely clear - this property will be sold at public Auction on Sunday 29th October at 9AM (unless sold prior). Auction conditions are \$10,000 initial deposit with the balance of 5% payable the following business day and settlement in 30 days. Please call or email teammuir@eplace.com.au to register to bid. Falling within the Camp Hill State Infants and Primary School and Whites Hill State College catchment areas, this exceptional home is also a short drive from Saint Martins Catholic Primary School, San Sisto College and Our Lady of Mount Carmel Primary School. Do not delay call to arrange an inspection today. This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Disclaimer: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.