

22 Evelyn Street, Paddington, Qld 4064

Place. **P**

Sold House

Thursday, 17 August 2023

22 Evelyn Street, Paddington, Qld 4064

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 354 m2

Type: House



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Contact agent

Welcome to living in the heart of Paddington, where charm meets convenience! This Queenslander cottage is nestled in a serene, leafy street that offers tranquility and privacy. With its prime location and enticing features, this property is sure to capture your heart. Step inside this charming home and be greeted by a spacious open plan living area, polished timber floors, VJ walls, and large windows that seamlessly flow to the private north-facing back deck. It provides the perfect lifestyle combination, bathed in year-round natural light. Two bedrooms are fitted with BIRs. Air-conditioning in the lounge and main bedroom ensures extra comfort during hot summer days, while ceiling fans throughout enhance air circulation. There's a light and airy third bedroom, a good-sized family bathroom with laundry space and separate toilet. The kitchen is fresh and white, boasting ample space and equipped with a gas cook-top, electric oven and dishwasher. Cooking up your favourite meals will be a breeze in this fully functional kitchen. Storage won't be an issue with plenty of options available, ensuring you can keep your living space neat and organized. The garden features a water tank, adding to the eco-friendliness of the property plus a well-sized shed underneath the house. Located within the sought-after catchments of Ithaca Creek State School and Kelvin Grove Secondary College, education options are excellent. Public transport is also conveniently close by, making commuting a breeze for both work and leisure. It's a short walk to the renowned retail and dining precincts of Latrobe and Given Terraces with a plethora of restaurants, coffee shops, bars and shops. Don't miss out on the opportunity to make this Paddington Cottage your new home. Contact us today to arrange a viewing and discover the magic of living in the heart of Paddington!