

**22A Hampson Street, Kelvin Grove, Qld 4059**



**Block Of Units For Sale**

Monday, 29 April 2024

22A Hampson Street, Kelvin Grove, Qld 4059

**Bedrooms: 8**

**Bathrooms: 5**

**Parkings: 2**

**Area: 997 m2**

**Type: Block Of Units**



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## Auction

This offering represents an exciting opportunity for developers or investors to acquire a prime parcel of land with Six (6) units within the heart of Brisbane City. Situated on an impressive 997m<sup>2</sup>\*, is the opportunity to redevelop or renovate (S.T.C.A) this allotment is in an extremely convenient location to any amenity you require. Summary • 997m<sup>2</sup>\* Block • Five one bedroom units, One three bedroom unit • Zoned LMR (2 or 3 storey mix)\* • Proximity to all neighbouring infrastructure including all public transport. • Walking distance to Kelvin Grove Village and Red Hill Precinct • Kelvin Grove State College and QUT Kelvin Grove Campus • Close to local cafes and including Gramps Cafe and Little Red Providore • 3 kilometres from Brisbane City • Ideal North-East Aspect Auction: 30th May @ 6.30pm Ray White Paddington In-Rooms The Paddington Tavern - 186 Given Terrace, Paddington THIS PROPERTY IS TO BE SOLD IN AN "AS IS, WHERE IS" CONDITION This property is in need of major repairs and/or replacement (subject to any town planning restrictions that may apply) and is being sold in an "AS IS - WHERE IS" CONDITION. Any and all improvements and chattels (such as furniture or other personal property) present on or in the Property at settlement will form part of the sale. Where properties are being sold without a price, in accordance with government regulations a price guide cannot be provided. Please also note that the website being viewed may have filtered the property into a price bracket for functionality purposes.\* Land dimensions and zoning are sourced from Pricerfinder & B.C.C and should be used as a guide only