

**23 Joyce Street, Burpengary, Qld 4505**

**SaleByHomeOwner**  
.com.au

**House For Sale**

Saturday, 20 April 2024

23 Joyce Street, Burpengary, Qld 4505

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 3659 m2**

**Type: House**



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1300609392

## EXPRESSIONS OF INTEREST

The phone enquiry code for this property is - 5983 Remarkable development site in the heart of Burpengary with multiple options to capitalise. Live in it, rent it, run your business from here, land bank or develop the site Solid brick construction, 3br, 2bath, 2 x car garage, massive lounge room, 2x separate dining areas, large laundry, large kitchen. Aircon in main living + 2 of the bedrooms. Fans throughout. Tiles on all floors and carpet in the bedrooms. Freshly painted 12 months ago. Solar on the roof means little to no electricity bill for the resident. Foxtel and NBN connected. BUILD

TOWNHOUSES: 22 luxury 3x bedroom townhouses \*Subject to Development Approval- 10x 3 storey (203.1 M2 each)- 12x 2 storey (145.4 M2 each) OR BUILD UNITS Can build 80+ 2x bed units up to 7 storeys high \*Subject to Development Approval LOCATION LOCATION LOCATION: 200mts Play and Learn Child Care 300mts - Police Station (end of the street) 400mts McDonalds, Hungry Jacks, Dominos Pizza, World Gym 400mts St Eugenes School 400mts Burpengary Public Library 500mts Burpengary Plaza Shopping Centre (Woolworths, K-Mart and a variety of specialty shops, restaurants and medical facilities) 500mts Coles and other specialty shops, restaurants and medical facilities 600mts Aldi, KFC 1 km - Burpengary State School 1 km - to Old Gympie Road and access to the highway north or south 1.5 klms Burpengary Train Station 13 klms Westfield North Lakes 38 klms Brisbane GPO 70 klms Sunshine Coast