

**29 Coleman St, Graceville, Qld 4075**



**House For Sale**

Friday, 3 May 2024

29 Coleman St, Graceville, Qld 4075

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 597 m2**

**Type: House**



Sue Ye

## Serious Offers Invited! Contact Agent

A beautifully presented home on 597m<sup>2</sup> centrally located in the Avenues of Graceville offering functional living areas for today's busy lifestyle. 29 Coleman Street presents a rarely found, sought-after single level living experience. This fully renovated residence set against the backdrop of one of the area's most desired locales with two street frontages and council vacant land behind, this is a home that will appeal to couples, families, down sizers, and investors alike. As you step into the home, the property welcomes you with a seamlessly combinations of sophistication with warmth and comfort. Large windows ensure an abundance of natural light. This stylish lowset home features: 3 bedrooms 1 bathroom Open planned formal lounge and dining areas. Modern kitchen facilities 2 car accommodation. Fenced child friendly yard. Popular cafes, restaurants and boutiques are nearby, this immaculately maintained property is just a short walk from Strickland Terrace Park's playgrounds and river walks, as are a city-bound bus stops, the Graceville and Sherwood train stations. Just minutes' drive to Indooroopilly Shopping Centre and UQ's Saint Lucia campuses, Honour Avenue's fashionable attractions, Sherwood Arboretum's scenic walking tracks. Falling within the Sherwood State School and Corinda State High School catchment areas, also a short distance from Saint Aidan's Anglican Girls' School, Saint Joseph's Catholic Primary School and Christ the King Primary School, Ambrose Treacy, St Peters, and Brisbane Boys School. The owners' instruction is clear, the property MUST BE SOLD, enquire today!" This property is being sold without a price, and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality only". All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided and interested parties must solely rely on their own enquiries.