

3/41 Barlow Street, Clayfield, Qld 4011



Sold House

Monday, 11 March 2024

3/41 Barlow Street, Clayfield, Qld 4011

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 270 m2

Type: House



Kim Olsen

0413539865

\$1,255,000

Rarely available, be quick to inspect this unique property! Wonderfully private and warmly welcoming, this exceptional garden townhouse is situated at the rear of a boutique complex of just three in tree-lined Barlow Street. With leafy Oriel Park and Ascot Marketplace at the end of the street, this is your opportunity to enjoy an enviable lifestyle in prestigious Clayfield. Light and airy, this whisper quiet townhouse enjoys cooling bay breezes in summer and sun filled winters in an oversized garden courtyard. The covered entertaining terrace is the hub of the home providing the perfect spot for casual meals with friends and lazy morning coffee. Mature shade trees and landscaped garden beds provide privacy in this quiet pocket, just 5km from Brisbane CBD. Downstairs, a flexible floor plan offers options for a large home office, additional living space or 4th bedroom. Air conditioning and ceiling fans, clever storage solutions and double gated access to private lawn for additional car or caravan makes this unique property a popular choice for buyers looking for a low maintenance lifestyle. Safe and secure, 3/41 Barlow St is the ultimate in town house living. Tightly held and immaculately maintained, this light and airy home offers minimal body corporate costs and a secure, low maintenance option for buyers searching for peace and privacy in a city fringe location. Features:- Sunny east facing garden aspect with cooling north east breezes- Air conditioning & ceiling fans throughout- Main bedroom with ensuite, built in robe with extensive storage & balcony to enjoy the cooling breeze and leafy outlook- 2 additional double bedrooms with built in robes- Family Bathroom plus powder room - Additional living, home office, or 4th bedroom downstairs- Kitchen with Tasmanian oak timber cabinetry, Bosch dishwasher, gas cooktop & brand new pyrolytic self cleaning electric oven- Generous covered outdoor entertaining terrace - Lawn and landscaped garden- Double Gated access to lawn for additional vehicle, caravan or future pool- Generous storage including understair & oversized walk in linen/storage room- Insect/security screened throughout- Electric Hot Water System- Low maintenance landscaped gardens - Single car garage with auto remote doors & additional undercover car spaces- Low body corp costs - self managed- Ascot State School catchment- Local private schools - St Margarets, St Ritas, St Agatha's, Clayfield College- Quality childcare, gyms & services- Dedicated private school bus services run through the suburb- Brisbane City Council bus services at each end of Barlow St- Oriel, Ascot & Crosby Parks- Ascot Marketplace, local shops, cafes & restaurants 400m- Coles and Woolworths on Nudgee and Racecourse Rds- Racecourse Rd, Portside, Albion Village & James St entertainment precincts- Inner City Bypass, Brisbane Airport - 5km to Brisbane CBD- Fully Fenced Additional Information: Low body corp fee approx \$1920 p.a. Self managed body corp Rates approx \$479/qtr Rental approx \$950-\$1,000/wk Located in Brisbane's blue-chip inner north-east, Clayfield is a leafy and established suburb located within close proximity of parkland, shopping, dining, transport and services. Enjoy fast commutes with regular bus and rail services or a short drive to the Inner City Bypass and Brisbane airport. Safe and secure, 3/41 Barlow St is a beautiful surprise in this popular suburb known for its strong local community. Don't miss your opportunity to make this lovely home yours. Call Kim Olsen today on 0413 539 865. 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 purposes.