

**3/47 Skew Street, Sherwood, Qld 4075**



**Unit For Sale**

Tuesday, 23 January 2024

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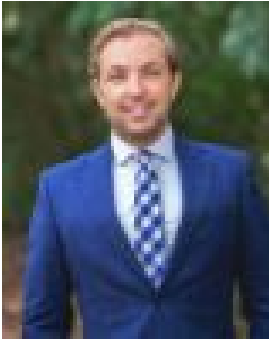
**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 144 m2**

**Type: Unit**



Lachlan Humble  
0438688347

## Auction

ONLINE AUCTION 5:00pm Wednesday 21st February 2024 Go To: [www.facebook.com/raywhitesherwoodgraceville](https://www.facebook.com/raywhitesherwoodgraceville) This is a rare find in the sought-after suburb of Sherwood. Neatly presented, this single-level townhome is a great opportunity for downsizers, professionals or investors looking for low-maintenance living moments from everything! It's a solid brick home with a bit of character charm and plenty of scope to add value/make it yours with modernising renovations in the future. It presents a lifestyle of convenience plus is situated in a quiet and private complex of just 4 properties. It has a generous open living and dining area with exposed brick, and a tidy kitchen with a gas cooktop, double sink and good storage. There is a patio with handy enclosed screening for keeping pets in, and the bugs out, while you enjoy the sunshine and refreshing breezes. It also has a courtyard/drying area at the back. Completing the property are two bedrooms both with built-in robes, main bathroom with a shower and separate vanity, and there is a single lock-up garage with internal entry. Properties like this are always in high demand in the Sherwood rental market and it would make a great investment opening with the potential for solid returns, and it has low management fees each quarter. It is only moments from Sherwood train station, local shops, cafes, the Sherwood Arboretum, parks/playgrounds, spots to walk the dog and the Brisbane River. This area is renowned for its selection of top-rated schools including Sherwood State School (within walking distance) Corinda State High School, Graceville State School, St Aidan's Anglican Girls School and St Joseph's. For commuters, the CBD is just 20 minutes from your doorstep! Speak to us today! **DISCLAIMER:** Whilst all care has been taken to ensure that the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, we recommend that all interested parties should make their own enquiries and due diligence to verify the information. Any personal information provided to Cameron Crouch Property T/As Ray White Sherwood, will come under the terms set out in our Privacy Policy, which can be found here for your convenience: <https://www.raywhite.com/privacy>.