

3 Brannigan Street, Tully, Qld 4854



Sold House

Saturday, 2 September 2023

3 Brannigan Street, Tully, Qld 4854

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 1000 m2

Type: House



Jean Laterre

0437696969

Contact agent

WONDERFUL LOCATION - 1011SQM 4 BRM HIGH ASPECT, MOUNTAIN VIEWS, BACKS ONTO RAINFOREST, POTENTIAL DUAL OCCUPANCY- \$360,000***** CURRENTLY RENTED PERIODICALLY AT \$400 pw COULD GET MORE - KEEP HAPPY CLEAN TENEANTS OR VACANT POSSESSION*****@realty are excited to present this uniquely presented and positioned property.Exceptional Property Offering:This property boasts an enviable location, potentially one of the finest in Tully, if not in the entire state of Queensland. Dollar for dollar this property is of exceptional value. Backing onto a stunning rainforest backdrop, it offers perpetual views of natural beauty. The dwelling is highset, with legally permissible height underneath, presenting an opportunity for dual occupancy – one unit/house upstairs and another downstairs.Downstairs is currently utilized as secure 2-car parking, this space can be transformed into a lucrative 2-bedroom living area, exponentially increasing the property's value. Those with a keen eye for investment will recognize its potential and seize it promptly. The property exudes an aura of opulence and prosperity.The lower level features a captivating stone wall, conforming to legal height specifications for potential development. It offers versatility as a self-contained unit, a home office, consulting rooms, or even as a rental unit. Privacy reigns supreme on this well-landscaped block, adorned with rock formations and established gardens. Rear access from the front adds to its potentiality, while the adjacent untouched rainforest creates an unending sense of serenity, with no rear neighbors to interrupt the tranquillity.Elevated positioning rewards with panoramic mountain views and shares a neighborhood with other quality homes. The solid 4-bedroom Queenslander structure showcases stunning hardwood floors, an inviting kitchen equipped with amenities like a rangehood, dishwasher, benchtops, and a convenient servery. The potential to capitalise is endless. For comfort, the house is air-conditioned, featuring high ceilings and characteristic timber casement windows. Cool tropical summer breeze is yours forever. Municipal amenities like town water, sewerage, bin collection, and mail delivery are provided, with rates amounting to approximately \$1900 per half-year.The property's prime location allows easy access to the CBD and the local Mount Tyson Walk, which is part of the world-famous Tully Gorge National Park with recreational White Water Rafting at your doorstep. Act swiftly to arrange a viewing through our agent, as this offering is poised to captivate, and opportunities of this calibre are rare to find.