

30 Canonbar Street, Stafford, Qld 4053

Solutions

Sold House

Saturday, 24 February 2024

30 Canonbar Street, Stafford, Qld 4053

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 597 m2

Type: House



Lincoln Tatnall
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Contact agent

In a market where cracking, high-end properties are hard to come by, it's sometimes easier to build your dream home than to find it. But then you have to find a site, and usually, there are not many that tick all your boxes. And then there's 30 Canonbar - Just check out these features: Sweeping city & suburban views that won't be built out Quiet, low-traffic location Large, almost 600m² block Corner block with great dimensions with over 20m frontage on both sides Minor, easy to tame slope Walking distance to schools, shops & transport Located in a quiet suburban street, just across from Kedron's Padua Precinct you have a literal blank canvas to design your dream. The home itself is neat, and tidy but mostly in original condition. It features three large bedrooms, one bathroom, a good-sized kitchen, a dining and living area and a one-car garage. The house was built at a time when they were made to last, so the bones are excellent. But it pales in comparison to what you could do with a little imagination. Just imagine relaxing on a viewing platform, hosting your next get-together with Brisbane's Cityscape as your backdrop. The block itself has a subtle slope from front to back, which shouldn't be too difficult to work around and there are no easements or water problems to speak of. You're going to love living in Stafford. Residents value the ease of being close to the tunnel access linking you to the airport, Gold Coast or Western Suburbs. Take a short walk or bike ride around the tree-lined suburb to the several cafes and local shops as well as Bradbury Park & Kedron Brook. Located within 7km from the CBD, you are also placed in the catchments for Kedron State School and Kedron High School, two high-in-demand local schools. You are just next to the area known as the Padua Private School precinct, where you can easily walk to St Anthony's primary school, Mt Alvernia or Padua College. Within a short drive, you also have access to buses travelling to several of the other closely located Private Schools. Other location advantages:- 15 minutes to Brisbane airport- 20 minutes to Brisbane city- 45 minutes to Sunshine Coast- 1 ½ hours to Gold Coast.- Close to award-winning public & private schools- Less than 5 minutes to Stafford City Shopping & 10 minutes to Westfield Chermide- A short walk or drive to multiple cafe precincts- Coles, Woolworths & Aldi easily accessible in less than a couple of minutes' drive in multiple directions The property has a long-term tenant paying \$575 per week. Even though we're advertising this as land, the process of designing and building a home can take months. The tenant is very willing to stay on, covering some of the holding costs. The property is available for inspection by private appointment only.