

**30 Granville Street, West End, Qld 4101**



**House For Sale**

Friday, 3 May 2024

30 Granville Street, West End, Qld 4101

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Area: 377 m2**

**Type: House**



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## Auction

Entry level three bedrooms, one bathroom West End home with versatile multipurpose room. Plenty of opportunity to renovate or rebuild with architectural plans available. Located just moments from West End's bustling precinct and some of Brisbane's top restaurants, cafes and nightlife. Within a 300m radius you are spoilt for choice with the following restaurants and cafes a favourite among the locals:- Gala Thai- Pasta Club- Morning After- NYC Bagel- Sea Fuel- The End Bar- Vulture St Espresso- Blackstar Coffee Roasters- You Came Again- Alphabet Cafe- Boundary Hotel- Covent Garden Gin Bar & Restaurant West End is home to an eclectic community of artists, professionals, musicians, funky stores, galleries and some of Brisbane's favourite markets at Davies Park and Boundary Street. Walk, ride or skate to Southbank, Brisbane CBD or the riverside parks of Hill End in under 15 minutes. Meet your friends at the gym, the rock climbing centre, yoga or the Latin Dance School! Lifestyle is literally at your doorstep. Within the catchment of Brisbane State High School, West End State School and close to the new Brisbane South State Secondary College, the home is surrounded by Brisbane's best schools including St Laurence's College and Somerville House. On your doorstep lies Southbank Parklands, the cultural precinct of South Brisbane, the Brisbane CBD, hospitals, and transport options that link you to the rest of Brisbane. Location Features- 2kms | BRISBANE CBD- 150m | City Bus Stop- 600m | Harris Farm Markets- 100m | West End Shopping Precinct- 400m | West End State School- 1KM | Brisbane State High- 850m | West End Markets- 1.4km | South Brisbane & South Bank Stations- 1.2km | South Bank Tafe Campus- 1.9km | Queensland Children's Hospital- 2kms | Mater Hospital- 2.5km | University of Queensland- 2.2km | Woolloongabba Busway- 2.4km | Queensland University of Technology This property will be in high demand so don't miss out on your chance to inspect. Our instructions are clear, and this property will be SOLD at AUCTION, if not prior. Contact Luke O'Kelly and Jim Ampelas on 0436 332 483 to secure your inspection or for further information.