

# 4 Birtwistle Street, Southport, Qld 4215



## House For Sale

Tuesday, 6 February 2024

4 Birtwistle Street, Southport, Qld 4215

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 632 m2**

**Type: House**



Kate Braybrook

0403066251

**\$939,000**

Located in the upmarket and blue-chip "TSS pocket" of Southport this large, solid double storey home represents incredible value and potential to dream big. Clean and tidy home, easily liveable as is but so much value-add potential options for this 3-bedroom brick and tile single story home on a large 632sqm corner block. With a fully fenced grassed yard and in-ground swimming pool, this location is hard to beat being only a short walk to The Southport School, Southport Park Shopping Centre, Regatta Beach, Chevron Island, HOTA and Ferry Road Markets. Property Features:

- Single storey brick home – 198sqm internal area + large covered 18sqm verandah
- Three bedrooms with built-in robes
- Ensuite to Master Bedroom and large family bathroom with separate shower, bath and separate toilet room
- Automatic double lock-up garage
- Ceiling fans throughout all bedrooms and living areas
- Tiles and polished floorboards throughout with carpeted bedrooms
- Multiple living areas with large lounge room, dining area and open plan kitchen & meals
- Recently installed kitchen appliances – dishwasher, cooktop and wall oven
- In-ground pool
- Large grassed fenced front yard
- Solar panels for electricity and hot water plus two large rainwater tanks
- Corner block – land size 632sqm

Located in a desirable school catchment zone for Bellevue Park Primary and Keebra High, as well as the private school T.S.S. LOCATION: Walking distance to:

- Southport Park Shopping Centre - 800m
- The Southport School – 950m
- Ferry Road Markets - 1.3km
- Chevron Island – 2.1km
- Bellevue State School – 2.1km
- HOTA – 2.3km

Drive to:

- Queen Street Village – 2.5km
- St Hilda's School - 2.8k
- Australia Fair Shopping Centre - 3km
- Surfers Paradise Esplanade & Beach – 3.4km
- Short drive to Griffith University & Gold Coast University Hospital (6.5km) and Property Information:

- Council Rates\*: \$3,064 /yr
- Water & Sewerage Rates\*: \$537 / qtr
- Built 1990
- Land Size: 632sqm\* approximately

PLEASE NOTE THAT PHOTOS HAVE BEEN VIRTUALLY FURNISHED (STAGED DIGITALLY)\*Disclaimer: We used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur.