

**42 Norton Street, Upper Mount Gravatt, Qld 4122**



**House For Sale**

Thursday, 16 November 2023

42 Norton Street, Upper Mount Gravatt, Qld 4122

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 486 m2**

**Type: House**



James Austin  
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## INVESTOR SELLING BEFORE CHRISTMAS!

POSITIONED IN THE HEART OF 4122, THIS 486M2 MEDIUM DENSITY ZONED BLOCK BOASTS A FRESHLY RENOVATED 3 BEDROOM HOME PERFECT FOR A FIRST HOME OWNER, NEW FAMILY OR INVESTOR - MAKE NO MISTAKE WE WILL BE SELLING ON OR BEFORE AUCTION, THE 7TH OF DECEMBER! \*Auction via In-Room and Online - 07/12/2023 @ 6:00pm, if not sold prior Auction Location - Mt Gravatt Bowls Club - 1873 Logan Rd, Upper Mount Gravatt Registrations start from 5:30pm (Phone & Online Registrations must be completed by 2pm on Auction Day) Just a stone's throw away from the bustling epicentre of 4122 this freshly renovated property provides unparalleled convenience with walking access to shops, restaurants, parks and public transport. Hidden down Norton Street you will be treated to a quiet 486m2 block with enough backyard to play with the kids and pets or host your friends and family. Upon entering the property, the galley style open plan living, dining and kitchen space inspires entertainment and relaxation. Freshly polished floor boards partner perfectly with a generous amount of natural light that opens the whole space up. The upstairs portion of the house contains 3 generously sized bedrooms and the main renovated bathroom to service the whole house. Retreat away from the noise of life with a separate attic/study accessible via a built in 2 step ladder. Never run out of storage space with a tiled downstairs area that flows into the laundry space, all conveniently tiled to stand daily use. The backyard gives you a private outdoor space blocked from all your neighbours and a built-in clothes line to take advantage of the Queensland sun. The property has enough lock up space for 1 car and enough on-site parking space for 3. Features: • 3 generously sized bedrooms • Main bedroom with ceiling fan and walk-in wardrobe • Open plan living with spacious lounge and dining area • Attic/Study nook accessible via built in step ladder • Flowing private backyard space suitable for any entertaining needs • Renovated kitchen with soft-close drawers and a top-of-the-line smeg oven • Modern bathroom • Internal laundry space with ample storage • 1 lock-up car space • Re-line inside (No asbestos) • New electrical and wiring throughout • New plumbing throughout • Insulated walls and roof • Large Mitsubishi Air Conditioning Unit • NEW Rheem Hot Water System • Lease in place at \$500/week until 09/02/2024 Location: • 600m to Westfield Garden City • City express Bus 120 is just around corner • 5 minutes walking distance to the Westfield Garden City • 2 km to both nearby Griffith University Campuses • 15 minute drive to the Brisbane CBD • 25 minute drive to the Brisbane Airport \*subject to reserve price ^direct line For all your home loan needs please get in touch with Christine at Loan Market! p: 0401 175 490 e: christine.junidar@loanmarket.com.au w: <http://www.loanmarket.com.au/christine-junidar> All information contained here is gathered from sources we consider to be reliable, however we can not guarantee or give any warranty about the information provided and interested parties must solely rely on their own research and enquiry.