

44 Herbert Street, Paddington, Qld 4064

House For Sale

Wednesday, 8 May 2024

44 Herbert Street, Paddington, Qld 4064

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 405 m2

Type: House



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For Sale

Nestled in the vibrant heart of Paddington, 44 Herbert Street presents a picture-perfect facade that hints at the sophisticated charm and modern functionality that await inside. Meticulously renovated, this home masterfully blends modern practicality with beloved period details, creating spaces that feel both timeless and tailored. Step through the white picket fence and into a home that effortlessly blends the old with the new. The open plan living, dining, and kitchen area serves as the heart of the home, flowing seamlessly onto a generous alfresco deck equipped with a built-in barbecue. This is the ideal spot for entertaining or simply enjoying everyday family meals while overlooking the manicured backyard. The kitchen is a chef's delight, featuring quality Bosch appliances, ample storage options, and premium Calcutta benchtops, ensuring both style and functionality. The arrangement of the space allows for easy interaction with family and guests, whether you're preparing a meal or hosting a gathering. Upstairs, four generously sized bedrooms flank a central hall that leads to the beautifully preserved original veranda, now offering scenic views over Paddington and its iconic water tower. Each bedroom provides a tranquil escape from the hustle and bustle of daily life, ensuring privacy and comfort for all family members. The sizable master suite offers a custom-built walk-in robe and stylish ensuite with dual vanities. The additional bedrooms share an equally stylish family bathroom with separate bathtub.

- Open plan living, dining & entertaining
- Gourmet kitchen with quality appliances
- Garage accommodation to fit 3 vehicles with plenty of secure storage
- Spacious alfresco deck with built-in BBQ & bar fridge
- Lower level alfresco leading out to the yard
- Custom-made plantation shutters
- Ducted air-conditioning throughout

Situated within the Rosalie precinct, you are surrounded by amenities including local grocers, cafes and restaurants, as well as great transport links to the city. You are minutes from several beautiful green spaces including Gregory Park and Frew Park and within the Milton State School catchment area. At 44 Herbert Street, experience the blend of history, elegance, and modern living in one of Brisbane's most desirable suburbs. This home is a true family haven, offering everything needed to create lasting memories. This property is being sold without a price therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes. Land dimensions and information are sourced from CoreLogic & B.C.C and should be used as a guide only. Whilst all reasonable attempts have been made to verify the accuracy of the information provided, the Selling agents confirm that they cannot guarantee accuracy of the same and accept no liability (express or implied) in the event that any information provided here is inaccurate. Parties must ensure they make their own due diligence enquiries to satisfy themselves about the accuracy of the information. This information provided is indicative only and must not be relied upon unless confirmed.