

453 Stafford Road, Stafford, Qld 4053



Sold House

Tuesday, 5 September 2023

453 Stafford Road, Stafford, Qld 4053

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 688 m2

Type: House



Michael Spillane

\$800,000

With high-quality finishes, a wonderfully liveable layout and a myriad of options to enhance the value, this lovely high-set brick and chamferboard home offers flexibility and potential that offer properties just don't possess. Suited for those that have an eye for value, if you're a 'long term thinker', you'll recognise the value of the land and the handiness of the position if you choose to acquire this fabulous property. You'll arrive at number 453 Stafford Road and quickly realise just how close you are to so many amenities – Stafford City Shopping Centre is right across the road, the Airport link tunnel is only minutes away and you're located within a short drive to just so many places including Westfield Chermside, the Prince Charles Hospital, the Alderley Train station and even the Brisbane CBD. Head up the front stairs and you'll open the front door to enter a delightful sunroom – the perfect place to enjoy an early morning coffee as you watch the world go by. Step inside and discover the spacious lounge room with an ornate ceiling fan...a fabulous place to unwind after a hard day's work. You can't help but be suitably impressed by the stunning hardwood timber floors as you move through the dining and onto the superb kitchen that offers solid granite bench tops, room for a double door fridge, a chic glass splash back, a handy servery that opens to the outdoor deck and a selection of quality stainless steel appliances that include a new dishwasher, a 4-burner gas cook-top, a canopy-style range hood and an oven – this is a kitchen that you'd be proud to call your own. Head down the main hallway to discover a series of well-located bedrooms, commencing with the enormous master with double built-in robes and a ceiling fan followed by bedrooms 2 and 3 (both with built-in robes, a ceiling fan and blackout blinds). These bedrooms are separate by the linen cupboard and the main bathroom that features a separate shower and bath, a delightful 2-Pac vanity, a mirrored cabinet and a separate toilet. Head out the gorgeous timber bi-folding doors from the dining area and you'll be blown away by the sensational rear with well-designed privacy screens and a pavilion-style flyover insulated roof – the perfect place to host sizzling BBQ's or family gatherings in a truly discreet setting. Flowing right off the deck (and with a nearby door that heads back into the home), you'll find the 4th bedroom with a series of built-in robes and a ceiling fan – this could be the perfect home office if this is your requirement. There's a set of rear stairs that head down to the expansive fully-fenced back yard that offers ample space for the kids and pets to run around and play safely. You'll appreciate the extra outdoor entertainment area that sits under the main deck and when you head inside to the downstairs area, you'll find a massive utility space that provides car accommodation for two vehicles as well as a laundry and storage area. Other notable features of this gorgeous property include a handy garden shed, instant gas hot water, a 16-panel solar system, modern downlights and new window blinds. One of the best attributes of this property is the potential for future development as this strip of homes has been earmarked for residential or commercial usage and has already attracted 'off-market' interest from numerous property developers. With the home next door (451 Stafford Road) currently on the market at the same time, acquiring these two properties alone would provide you with a very valuable land holding of 1368m²...and the possibilities are endless with what you could do with this! A summary of features includes:

- Generous 688m² allotment that has potential for future development
- Handy position virtually opposite Stafford City Shopping Centre
- Only 15 minutes to the Airport or less than 20 minutes to the Brisbane CBD
- Classic brick and chamferboard high-set abode
- Delightful sunroom upon entry
- Spacious lounge and dining areas
- Gorgeous hardwood timber floors
- Superb kitchen with solid granite bench tops, quality stainless steel appliances and a servery to the rear deck
- Four spacious bedrooms all with built-in robes and ceiling fans (4th bedroom ideal for a home office with direct access to the rear deck)
- Main bathroom with separate shower, bath and 2-Pac vanity
- Separate toilet
- Timber bi-folding doors opening to the expansive rear deck with privacy screens and flyover insulated roof
- Rear stairs to the spacious backyard that's full fenced and provides ample grassy areas for kids and pets
- Handy garden shed
- Entertainment area under the main deck
- Downstairs utility area includes tandem 2 car accommodation, storage space and laundry area
- Instant gas hot water
- 16-panel solar system
- Modern downlights
- New window blinds
- Stafford City Shopping Centre is right across the road
- Airport link tunnel is only minutes away
- Located within a short drive to just so many places including Westfield Chermside, the Prince Charles Hospital, the Alderley Train station and even the Brisbane CBD
- Potential for development – especially given 451 Stafford Road is currently available for sale right now as well

Opportunities like this one don't come along often – Be Quick as there's so many different options for this property and as such, there's bound to be so many different buyers that have genuine interest. 'The Michael Spillane Team' is best contacted on 0414 249 947 to answer your questions.