

**46 Elmes Road, Rocklea, Qld 4106**



**House For Sale**

Tuesday, 14 May 2024

46 Elmes Road, Rocklea, Qld 4106

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 718 m2**

**Type: House**



Brayden Sheehan  
0421123055



Geoff Sellars  
0734268300

## For Sale

Welcome to 46 Elmes Rd, Rocklea! This beautiful and enormous 4 bedroom 2 bath home is unlike anything you'll find in the area! Sitting raised on the corner of Pegg Rd and Elmes on a sizeable block, this property possesses huge potential for the family looking for a well priced home 9kms from the CBD, the renovator come investor looking for a project with considerable growth potential or the developer looking to take advantage of the LMR zoning with dual street access.

Property Highlights:- Four Well-Sized Bedrooms Including Huge Master- Two Well Appointed Bathrooms - Commodious Living Area With Fire Place- Deck With Leafy Views Over Rocklea State School- Dual Street Address (46 Elmes Rd / 31 Pegg Rd)- Double Garage with Barn Doors- Significant Storage In Underbelly- Third Bathroom In Underbelly- Additional Sheds in Backyard- LMR Zoning- Raised in 2009 You'll find yourself in walking distance to multiple parks and playgrounds and only a short drive from Rocklea's main shopping precinct. Explore the famous Rocklea Flowers Markets in moments, or wander just 230m down to Sundays Cafe for your morning coffee, which is conveniently located across from the newly upgraded Rocklea Train Station for your daily commute.