

**49 Lily Street, Mitchelton, Qld 4053**

**House For Sale**

Thursday, 30 May 2024



49 Lily Street, Mitchelton, Qld 4053

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 468 m2**

**Type: House**



Elliott Brown

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## For Sale Now

Introducing a rare gem in a prime and sought after pocket of Mitchelton. This delightful home has been cleverly renovated to offer genuine dual living, making it perfect for blended families, multi-generational households, or an exceptional investment opportunity. Nestled in a quiet part of Mitchelton, offering easy access to transport, parks and the Blackwood Street precinct you'll soon see why a rapid transformation is taking place in this street. Upstairs, you'll find a modernised post-war home featuring a contemporary kitchen and a nearly new bathroom with a freestanding bath and separate shower. The modern touches blend seamlessly with the charm of old-world cornices, polished timber floors, and high ceilings. With casement windows throughout this level, natural light floods the space, creating a bright and inviting atmosphere. The bedrooms are carpeted and equipped with fans for added comfort, with two of the bedrooms offering spacious built-in robes. For extra convenience, there is a second toilet at the far end of this level. Downstairs, you'll discover a contemporary design and a level that can serve as an extension of the home, perfect as a rumpus room or guest retreat. Alternatively, it can be completely separate, featuring its own outdoor area and private access. This well-thought-out unit includes a spacious bedroom with a built-in robe, a large laundry with storage, air conditioning, modern kitchen and bathroom. The flat, fenced yard is accessible from both levels and includes an entertaining area complete with a shade sail. Upstairs features: - ? Kitchen with stone benches & dishwasher - ? Near new bathroom with freestanding bath - ? Polished timber floors, ornate cornice & high ceilings - ? A/C in living room & master bedroom Downstairs features: - ? Private access and separate outdoor entertaining area - ? Timber look hybrid flooring - ? Modern bathroom - ? Full size kitchen - ? Bedroom with fan & BIR - ? Large laundry with access to outdoor washing line This location offers a great lifestyle with Blackwood Street precinct just around the corner where you can enjoy cafe's, eateries, and The Woods Bar, plus on the first Sunday of the month take advantage of the fresh produce at Jan Powers Farmers Market. Commuting is a breeze, with a city bus stop just a short 150m stroll away on Frasers Road. For those who prefer the train, Mitchelton boasts its very own station. Also close by you have Brookside Shopping Centre, the new Brook Hotel and for school aged children there is a plethora of private and public schools in close distance including Mitchelton State Primary School, Mitchelton State High School, Mt Maria College, Prince of Peace Lutheran College, Our Lady of Dolours Catholic Primary School, St William's Grovely Catholic Primary School, Our Lady of the Assumption and Hillbrook Anglican College. Please contact Elliott Brown and the team at Belle Property Everton Park for further information, we look forward to being of assistance.