

57 Ann Street, South Gladstone, Qld 4680

Sold House

Wednesday, 27 March 2024



57 Ann Street, South Gladstone, Qld 4680

Bedrooms: 5

Bathrooms: 2

Parkings: 1

Area: 1012 m2

Type: House



Hayley Ward
0431378684

\$407,500

Step inside this piece of history in the heart of South Gladstone! This stunning character home boasts decades of charm and elegance, perfectly blended with modern comforts. Situated on a generous 1012m² allotment, this property offers a unique opportunity for dual living or an ideal investment for those seeking both residence and rental income. Boasting the ideal dual living layout, the main residence features four bedrooms and one bathroom whilst the granny flat has an additional bedroom, bathroom and full kitchen, living and outdoor entertaining. Main residence: - Stunning character home built in 1950 - with a touch of history, constructed with part of a century old building and newer construction. - Beautiful timber floorboards and high ceilings throughout. - Four bedrooms with the master featuring double French doors to the front verandah and split system air conditioner for added comfort. - Fully renovated bathroom completed this year. This space offers modern finishes and functionality with the addition of a second laundry. - Stunning timber kitchen complete with dishwasher and electric oven/stovetop. - Spacious and open dining and lounge area located at the heart of the home. - Timber decks located at the entry and rear of the home, ideal for enjoying your morning coffee or the afternoon breeze. - Ample lockup storage located under the house, ideal for workshop or parking for single vehicle. Second laundry located under house. - Exterior cladding has a 50 year warranty. Granny flat: - A separate retreat located at the rear of the property. Ideal for teenagers, dual living for a family member, visitors or to rent out and take advantage of the income. - Featuring a full kitchen complete with electric oven/stovetop. Adjacent, open plan living and dining space with air conditioner. - Spacious bedroom complete with built-in robe and split system air conditioner. - Tidy bathroom with shower, vanity and toilet. - Private, undercover patio at the entry of the home, perfect for entertaining. Additional information: - Council rates: approx. \$3,300 p.a- Rental Appraisal: \$530 - \$550/wk- Generous 1,012m² allotment, fully fenced with established gardens. Located in South Gladstone, this home is a short walk to Gladstone South State School (primary), Toolooa State High School and Toolooa Street shopping centre inclusive of cafes, grocery store, bottle-o, chemist, doctors' surgery, post office and much more. Within a short 5 minute drive of the CBD and Gladstone Marina. Contact Hayley on 0431 378 684 to arrange an inspection. **Please note the information in this advertisement comes from sources we believe to be accurate, but accuracy is not guaranteed. Interested parties should make and rely on their own independent enquiries and due diligence in relation to the property**