

78 Alice Street, Goodna, Qld 4300



House For Sale

Wednesday, 1 May 2024

78 Alice Street, Goodna, Qld 4300

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 809 m2

Type: House



Helene Shephard
0732813800

OFFERS OVER \$579,000

This home is vacant and ready to occupy right now. TIMED SALE - OFFERS CLOSE TUESDAY 7TH MAY 12.00PM. OPEN HOME TIMES: Wednesday 1st May 4:00PM - 4:30PM Saturday 4th May 12:00PM - 12:30PM This is a smart address. Brisbane CBD is a 30 min drive, and 36km or 29 minute drive to the Brisbane International airport, door to door. Goodna is connected to offer you the choice of a time efficient commute to Springfield and Orion Shopping centres or just stay local! Goodna Market Place (St Ives Shopping Centre) and Professional precinct is only 700 metres away. Goodna Train Station is only 1.4km away. Local bus less than 50m away. Perched on 809m², flood free usable land with a 19.9m frontage and a 39.8m depth there is space to plan your future value adds. I invite your call to personally discuss your needs. From your Northern facing veranda to the considerable alfresco entertaining area, you know, you are home! Please view the floor plan to understand how all this works for you. The property is currently zoned low density residential. The 2024 draft of the Ipswich City council future planning scheme has this site identified as proposed medium density (Lot 6 RP 88677 circa 1960). Let's talk! COME INSIDE:

- NORTH FACING PRIVATE FRONT VERANDA TO WELCOME IN YOUR DAY.
- INDEPENDENT LIVING ROOM OFFERS IMMEDIATE ACCESS TO THE FRONT VERANDA WITH COOL TILES AND CEILING FAN AND SCREENING ALL COMPLETE.
- FAMILY SIZED KITCHEN AND OPEN PLAN DINING WITH INDEPENDENT CLIMATE CONTROL.
- ELECTRIC CERAMIC COOK TOP AND ELECTRIC OVEN WITH TRADITIONAL STORAGE.
- DINING AREA OVER LOOKS YOUR REAR ALFRESCO LIVING ZONE.
- 3 INDEPENDENT BEDROOMS. ALL PRESENT WITH CEILING FANS.
- PRINCIPLE BEDROOM COMPLETE WITH A WALK-IN ROBE.
- FRESH BATHROOM WITH ESSENTIAL STEP IN SHOWER AND TRADITIONAL FAMILY BATH.
- PERFECTLY SECURE ALFRESCO LIVING ALL UNDERCOVER. GATHERING SPACE FOR YOUR FEASTS AND CELEBRATIONS.
- PRIVATE AND SEPARATE TOILET.
- SPACIOUS LAUNDRY GEARED FOR THE FAMILY NEEDS IS IN THE GARAGE. OUTSIDE CONTINUES TO DELIVER:
- 809M² OF A FAMILY YARD WHERE THERE IS ROOM TO BUILD A SHED, ADD A POOL, OR GO ORGANIC.
- THE ARTISTIC FEATURES IN THE IRONWORK ARE A GIFT WITH PURCHASE.
- TRADITIONAL SECURE CAR ACCOMMODATION WITH A 2.1 M HIGH REMOTE DOOR ACCESS AND AN INTERNAL 3.2 M CEILING HEIGHT.
- ALFRESCO ENTERTAINING AND SECURE PLAY AREA.
- RUN AND PLAY AND SET UP CRICKET.
- MINDFUL LOW MAINTENANCE GARDENS WITH WELL ESTABLISHED GROWTH.
- HIGH FENCING WITH 3 SECURE BOUNDARIES.
- NBN FIBRE TO THE PREMISES.
- 6 SOLAR PANELS WITH A 3 KW CAPACITY.
- SOLAR HOT WATER SERVICE.
- COMPLIANT SMOKE ALARMS.
- 270 LITRE FAMILY HOT WATER SERVICE.

DRIVE TIME: 3 Minute to Westside Christian College 2 Minutes to Westside Christian College Lower Primary 2 Minutes to St Francis Xavier Catholic Primary 1 Minute to Goodna Special School 15 Minutes to Springfield Orion Shopping Centre 19 Minutes to Ipswich CBD 30 Minutes to Brisbane CBD

OUR GROWING REGION. Spanning an area of 1,090 km², GOODNA is a leading suburb of the City of Ipswich and enjoys a prime location in South East Queensland, located between the Gold Coast to the south, Toowoomba to the west, Brisbane to the east, and the Sunshine Coast to the north. It is an area experiencing significant growth. It is part of the fastest-growing city in Queensland and one of the top 10 nationwide. With its population of over 235,000 projected to more than double in the next two decades. Ipswich and Goodna are rich in cultural history. It is home to varying sectors including health care, defence, manufacturing, education, retail and construction. All these industries provide an array of employment opportunities. Welcome to Goodna A proud Past, an exciting Present and a strong Future! Welcome Home! Welcome to Goodna - A proud Past, an exciting Present and a strong Future! Welcome Home!

DISCLAIMER: First National Action Realty has taken all reasonable steps to ensure that the information contained in this advertisement is true and correct but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.