

81 Glennie Street, Drayton, Qld 4350



House For Sale

Friday, 10 May 2024

81 Glennie Street, Drayton, Qld 4350

Bedrooms: 4

Bathrooms: 2

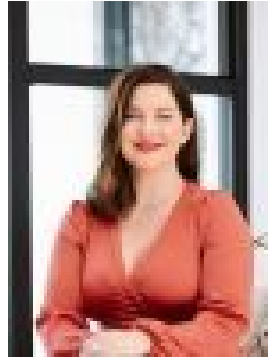
Parkings: 2

Area: 4108 m2

Type: House



Tye Thies
0745800811



Emmy Thies
0400348900

Offers Over \$800,000 (Plus GST)

Investment Opportunity: Unlock the potential of this prime development site with DA approval for 16 units across two stages. Stage 1 comprises 11 units, while Stage 2 adds 5 more units, all designed as spacious 4-bedroom, 2-bathroom residences with double lockup garages. Each unit spans two stories and features two living areas, promising comfort and convenience for residents. The property already generates a great ongoing rental return, with the current 4-bedroom home fetching \$20,800 per annum (\$400 per week), and the shed adding \$8,880 + GST annually. Additionally, the existing renovated home is in excellent condition and could be sold upon completing Stage 2, offering further potential returns.

Lifestyle Opportunity: Live and enjoy the comfort of a beautifully renovated home featuring 4 bedrooms, 2 bathrooms, and open plan living with a double carport. Situated in a high-growth area close to UniSQ, primary schools, shops, and recent additions of an Ambulance and Fire Station, this location promises convenience and growth potential. With the CBD just under 15 minutes away, you can enjoy easy access to city amenities while relishing the tranquility of suburban living. The property is nestled on a sprawling 4,108sqm level block, providing ample space for relaxation and recreation. Additionally, an approximately 11x8m shed is perfect for a workshop or home business, with plenty of yard space for various activities. The house is fenced separately, ensuring privacy and security for you and your family. Don't miss out on this rare opportunity to invest in both your future and your lifestyle. Contact us today and seize the potential of 81 Glennie Street!