

**81 Gloucester Street, South Brisbane, Qld 4101**



**Sold House**

Friday, 13 October 2023

81 Gloucester Street, South Brisbane, Qld 4101

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 3**

**Type: House**



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**\$1,910,000**

Auction Location: Onsite Perfectly positioned in an area coveted for culture, cafes and connection, this north-facing home delivers charm, convenience and enticing potential. Occupying a 405m<sup>2</sup> corner block and with two standalone residences, it's a remarkable opportunity for multi-generational families or those eager to offset their mortgage via rental income. A sturdy double brick home serves as the primary dwelling, enhanced by gleaming hardwood timber floors across the upper-level. Along with a character-filled kitchen, lounge/dining zone and original bathroom, it features three bedrooms with built-in robes and a covered alfresco area bursting with greenery. Downstairs is a versatile multi-purpose retreat enhanced with a fully equipped kitchen, lounge, bathroom, sleep or study and includes a paved courtyard off the double garage. Solar power has also been installed and the current owners haven't seen an electricity bill in years (in fact, it earns them money!). Just as economical is the split-level granny flat that sits separately amongst the gardens, it offers a kitchen, open plan living and dining, two bedrooms with built-in robes, one bathroom, powder room, laundry amenities, a private front courtyard and off-street parking. Perched in a prime inner-city location, embrace a "walk everywhere" lifestyle. Stroll to nearby Southbank Parklands to catch a show at QPAC, dine out at delectable eateries or access education options nearby including St. Laurence's College, Dutton Park State School and Somerville House. You're also zoned for popular Brisbane State High and BSSSC. Central to hospitals, public transport and the CBD. Secure your future and capitalise on a remarkable multi-living opportunity. Rental appraisal - House \$900 per week Granny flat \$600 Auction onsite 4th November @ 11am if not sold prior Disclaimer: This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purpose.