

**9 Elizabeth Place, Cornubia, Qld 4130**



**House For Sale**

Tuesday, 28 November 2023

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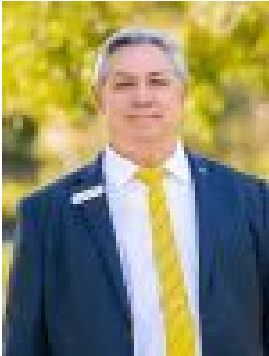
**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 4**

**Area: 543 m2**

**Type: House**



Michael Vonder  
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## Auction

This unique property is set on a 543m<sup>2</sup> block and comprises two separate, private dwellings offering abundant real estate potential. It is an amazing opportunity for investors to have income from both dwellings, for an owner/occupier to live in one and offer the other to extended family or adult children in the future, or to rent out the second dwelling to help pay off the mortgage. In fact, the current tenant in the second unit has an extended lease until September next year, so extra income is guaranteed! The epitome of a rural retreat in the suburbs, it is edged by leafy bushland and close to schools, shops and parklands, including Chantilly Park with its playground and waterfront, and Riverlakes Country Club with its par 70 golf course. Both units are light-filled with a contemporary design, an open plan layout, covered patios, high fencing for security and privacy and lots of lawn for the kids to run around on with their furry friend. Both have a neutral colour palette, allowing for subtle interior decorating changes that will make these homes truly homes! Comfort has also been a consideration in both, with carpeted bedrooms, large format tiling in the living areas (cool underfoot in summer and cosy in winter with the additional of a rug or two) and air-conditioning and/or ceiling fans in the majority of rooms. Unit one is the largest of the two, with three bedrooms. All of these have built-in robes, and the master bedroom also has an ensuite with a shower and a toilet that leads out to a porch that is the ideal spot for a coffee-with-a-view in the morning or an end-of-week drink - sublime sunsets are a bonus! The kitchen is well-equipped with a dishwasher, pantry, induction cooktop and lots of bench space, and it seamlessly connects to an open-plan living and dining room where family and friend gatherings can take place as the cook cooks! A family bathroom features a shower/bath combo (bubbles are a must), and a separate toilet, separate laundry and a 1-car lock-up garage complete this home. Unit two, although smaller, is still as stylish and functional as its next-door neighbour. Two bedrooms have built-ins (one also has a porch), and the open-plan living and dining room again seamlessly transition into the kitchen. A bathroom with a shower and toilet, a separate laundry and a 1-car lock-up garage summarise the features of this second home. This is a fantastic opportunity to enhance your income by becoming a landlord (or landlady) or expand your extended family's living potential by occupying both units. Either way, it's a double win! Location-wise, it is close to shops (including Logandale Shopping Centre and the Logan Hyperdome), schools (including Carbrook State School, Shailer Park State School and Chisholm Catholic College), parks and the Riverlakes Country Club. It is also just 25 minutes north of the Gold Coast and 25 minutes south of the Brisbane CBD. PROPERTY FEATURES:

- 543m<sup>2</sup> block comprising two separate dwellings.
- Great opportunity for investors or those looking to take advantage of dual occupancy.
- Close to shops, schools, parks and only 25 minutes from both the CBD and the Gold Coast.
- Both have covered patios, high fencing and undercover patios.
- Unit 1 - 3 bedrooms with built-ins including a master with an ensuite, open plan living/dining room, kitchen, family bathroom, separate toilet, separate laundry and 1-car lock-up garage.
- Unit 2 - 2 bedrooms with built-ins, open plan living/dining room, kitchen, family bathroom, separate laundry and a 1-car lock-up garage.