

**99 Branyan Street, Svensson Heights, Qld 4670**

**McGrath**

**House For Sale**

Wednesday, 12 June 2024

99 Branyan Street, Svensson Heights, Qld 4670

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 809 m2**

**Type: House**



Ainsley Driver  
0412055960



Zak Wright  
0412055960

## Offers Over \$425,000

No matter if you are in the market for a home with a shed, an investment with room for capital growth or a potential development sight, this one has plenty to offer. Zoned with commercial or business use, located in Svensson Heights, places the property relatively central to Bundaberg being a short moments drive in to the CBD or out to Sugarland Plaza and everything in between from shops to hospitals to sporting fields. This 1950's timber home has ample space and offers the following:- 3 bedrooms, 2 with A/C- Seperate living room to the front of the home adjoining the front patio- Dine in kitchen with an idoor fire place coming off of the living space with electric range and L-shaped bench space- Corner shower, vanity and toilet in the bathroom- Downstairs laundry to the rear with a 2nd toilet- Double bay shed with workshop space to the rear of the block- Currently periodically tenanted at \$350 per week- Development potential for a unit site with the neighbouring property also on the market For a more in-depth look at what the layout of this home has to offer, please view the virtual tour, floor plan and site plan. Call, text or email Ainsley Driver and Zak Wright for more information or to book a private viewing.