

**10 Benedict St, Wavell Heights, QLD, 4012**



**House For Sale**

Sunday, 18 August 2024

10 Benedict St, Wavell Heights, QLD, 4012

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Nicholas Given

## **The Perfect Family Entertainer!**

Elevated and perfectly positioned to capitalise on the breezes with its North-South facing aspect, this immaculate family home is spread across two levels.

This meticulously maintained home offers buyers the chance to move straight in, make any desired renovations or knock it down and build your dream home (STCA). The established gardens and large poinciana tree add extra privacy to the front of the home.

Featuring four bedrooms upstairs and a multi-purpose room downstairs which is currently used as a bedroom - there is plenty of space for an established or growing family.

With two large decks and plenty of living space, this home gives you the opportunity to entertain with ease.

Just moments away from a variety of shops and dining options, this remarkable residence offers easy access to the Brisbane Airport-bound M7 and Chermside Shopping Centre, The Prince Charles Hospital, as well as the Brisbane CBD. Public transport options are also nearby with a bus stop a few steps away.

Within the school catchment to Virginia State School and Wavell Heights State High School, and also conveniently close to Mount Alvernia College, Saint Anthony's Primary School, Padua College as well as St Joseph's Nudgee College.

- Solid brick construction
- Four large bedrooms upstairs
- Downstairs features an office and multi-purpose room (currently used as a fifth bedroom)
- Separate living areas upstairs and down
- Large kitchen with stone benches, gas cooking and plenty of storage
- Elevated position catches the north easterly breezes
- Double lockup garage with space for 2 more cars undercover
- 2 large front and rear decks
- Large resort style pool
- 3000L front tank and a 1500L tank at the rear of the property
- Ducted MyAir conditioning throughout
- Crimsafe on all doors and windows
- School catchment for Virginia State School and Wavell Heights State High School
- Close to Westfield Chermside Shopping Centre, Nundah Village and Northgate Train Station

For more information please contact Beau Broomfield on 0432 690 946 or Nicholas Given on 0439 193 920.