

**290 Kelvin Grove Rd, Kelvin Grove, QLD, 4059**

**Pirrone**

**House For Sale**

Tuesday, 1 October 2024

290 Kelvin Grove Rd, Kelvin Grove, QLD, 4059

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Jacob Pirrone

## **Character Queenslander, Move-in Ready!**

Here is your opportunity to secure a spacious family home or solid investment in the heart of Kelvin Grove. The Queenslander home has a large footprint boasting a well-considered renovation, this property won't last long!

Bright and charming with character features, the three bedroom Queenslander offers loads of value in one of Brisbane's most in-demand suburbs. Walking distance to Kelvin Grove State School, QUT Kelvin Grove, Paddington's Terraces and a multitude of Public Transport options.

Upon entry you notice the double-glazed windows, hybrid timber flooring, quality carpets and plantation shutters throughout with the spacious and light filled interiors being consistent through the home. The open plan living and dining area compliments the European style kitchen, featuring ample storage, stainless steel appliances and lots of prep area.

The expansive outdoor patio is a comfortable space to entertain and highlights access to the private yard with mature gardens, the perfect backdrop for kids and pets to play. Car accommodation is a breeze, a driveway in front of a secure, double lock-up carport.

Features include;

- Air-conditioning and ceiling fans throughout
- Double glazed windows- the home is whisper quiet!
- Established gardens providing privacy and tranquility
- Character features including high ceilings, fret work and casement windows
- Double lock-up garage accommodation
- Large rear patio and backyard
- Kelvin Grove State School & State College catchment
- Walking distance to amenities (Schools, Shops and Parks)
- Rental Appraisal \$850 per week

For more information, contact Jacob Pirrone on 0423 665 149