

**33 Rainworth Road, Bardon, QLD, 4065**

Place. 

**House For Sale**

Friday, 30 August 2024

33 Rainworth Road, Bardon, QLD, 4065

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Sacha Hennessy

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## Exceptional Opportunity in Beautiful Bardon

This incredible post war home occupies a flat 810m<sup>2</sup> block – two lots – in a prime location and will appeal to savvy renovators looking for the luxury of space or developers in search of a prime site.

The property has an impressive street frontage of almost 30-metres and it sits in a highly sought after location, right on the border of Bardon and Paddington.

It's an area renowned for its lifestyle offerings and proximity to schools, parks, retail and restaurants.

The home is very neatly presented and offers comfortable living as it is. The separate lounge and dining has air-conditioning and the large eat-in kitchen offers plenty of storage space. There are three bedrooms and the bathroom has a shower and separate bath.

Underneath the home, an expansive concrete slab hosts laundry facilities with separate toilet, secure parking for one vehicle and an enormous amount of storage space. There is also another carport on the site and room for more vehicles to park off the street.

The backyard paints an iconic Queensland picture, with mature mango trees and even a hills hoist. It borders Norman Buchan Park, capturing a lush and peaceful outlook and it feels like the yard goes on forever looking towards Government House. This is an idyllic location to raise a family, or for developers this is an opportunity to secure two flat blocks in a highly sought after residential location.

Stroll across to Goodfolk Café for a coffee or breakfast and a nearby bus stop has regular services to the city. The Bardon Shed is close by as is bustling Rosalie Village and the home is in the catchment for the highly regarded Rainworth State School.

This is a rare and exciting opportunity – secure this fabulous home and let your imagination run wild.