

# 41 Goodwin Terrace, Moorooka, Qld 4105



## House For Sale

Tuesday, 25 June 2024

41 Goodwin Terrace, Moorooka, Qld 4105

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 3**

**Area: 698 m2**

**Type: House**



Belinda McLachlan  
0450477940



Josh Micallef  
0435586936

## Auction

Belinda McLachlan and Josh Micallef from Ray White One Group are proud to present this rare investment opportunity to the market. Built in 1935, this pre-war classic cottage - a low-set beauty located 10 kilometers from Brisbane's CBD will be sure to impress. Set on a substantial 698sqm block with dual street access, the property presents a wonderful investment opportunity with the potential for future development and subdivision, subject to council approval. At the forefront of this property lies a beautifully renovated and fully landscaped cottage. Together with its solid build and serene features, its living and expansive outdoor areas make this property the ideal home for those in need of extensive space without compromising on the convenience of living close to everything. This classic home exudes timeless appeals with its elegant features, including ornate pressed ceiling, decorative picture rails, casement windows and polished timber flooring. The central living area offers a warm and inviting atmosphere, seamlessly connecting to a comfortable dining space, perfect for entertaining family and friendly gatherings. The large, renovated kitchen boasts up-to-date stainless-steel appliances, ample cabinetry and counter space to meet all your cooking and meal preparation needs. The property includes two spacious bedrooms inclusive with air-conditioning for added comfort. An additional versatile room can be utilized as a home office, nursery or guest bedroom. The main bathroom has been extensively renovated with floor-to-ceiling tiles, frosted-glass screen and new vanity. The property is complimented by a large, separate laundry area. The outdoor amenities are inclusive with a large-fully fenced back yard with 2-street access, brick lock-up garage as well as double-bay garage adjacently located. This property offers limitless potential for personalization and expansion. In summary, the property is inclusive of the following features:- 2 large bedrooms, inclusive of air-conditioning- Large office space with multiple avenues of utility- Renovated through-out- Large kitchen with up-to-date appliances- Single lock-up garage- 6m x 6m lock up garage/shed- 698 sqm fully-fenced block- 2-street access- Wide frontage with subdivision potential (STCA) With eatery and shopping amenities, childcare, primary, secondary and tertiary educational facilities as well as medical and retail outlets all within a 5-kilometre (5-10 minute) commute as well as fantastic connectivity between arterial roads, you could argue the property's location is prime real estate. Be sure to register your interest today!