

52 Griffith Street, Sandgate, Qld 4017



House For Sale

Sunday, 23 June 2024

52 Griffith Street, Sandgate, Qld 4017

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 405 m2

Type: House



Peter Anderson

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Offers Over \$900,000 Considered!

Coming to the market for the first time in 25 years, this tightly-held, owner-occupied home presents a rare opportunity to secure a property in one of Sandgate's most exclusive pockets. Situated on a generous 405m² block and offering the perfect balance between peaceful surrounds and excellent convenience, this is an ideal location to renovate and extend, build your dream home, or redevelop (STCA). Charming and with excellent street appeal, the property features two bedrooms, a bathroom with separate toilet, an eat-in kitchen, living room, and a separate study. The single garage includes laundry facilities and has plenty of room for storage or a workshop space. Cool, cosy and well-insulated, this home ensures year-round comfort with air conditioning and ceiling fans. The timber floorboards provide a perfect base for a stunning makeover, while built-in robes, gas cooking, and a dishwasher add practicality to its charm. The expansive, flat, fully fenced backyard is neatly landscaped and offers endless possibilities for creating your perfect oasis. Extend, add a granny flat, redevelop, or build the home of your dreams with a deck and pool (STCA). Whatever your vision, this property provides the perfect canvas. Enjoying an enviable position on a quiet street, this property is just two blocks from the waterfront, parks, Aquatic Centre, and foreshore walking paths. More than just a lifestyle location, it offers excellent convenience with Sandgate Village shops, primary schools, buses, and Sandgate train station, all within walking distance. With Brisbane CBD just 19km away, you have the perfect balance between city convenience and relaxed coastal living. Location, lifestyle, and plenty of potential; don't miss your chance to secure a property in this tightly-held location. Call the office today for a viewing and take the first step toward your dream home.

Our Favourite Features:

- Tightly-held highset home on large 405m² block
- Rare opportunity: secure a home in an exclusive pocket
- Great first home, downsizer, redevelopment (STCA)
- 2 beds + 1 bath + WC + living area + eat-in kitchen + study
- SLUG + air-con + ceiling fans + gas cooking + dishwasher
- Building and pest inspection completed for buyer's convenience
- Large, flat, & fully fenced backyard, neat & tidy landscaping
- Very quiet location close to the waterfront & Sandgate village
- Close proximity to public & private primary & high schools
- Walking distance to shops, transport, parks, dining, foreshore
- Exceptional opportunity in sought-after Sandgate location

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