

**54 Glenmorgan Street, Keperra, Qld 4054**



**House For Sale**

Sunday, 23 June 2024

54 Glenmorgan Street, Keperra, Qld 4054

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 607 m2**

**Type: House**



Janice Cox

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## Low to Mid \$900K'S

Step into the comfort of a spacious 4-bedroom highset home, perfectly positioned for ultimate convenience. This delightful property, set on a substantial 607m<sup>2</sup> block, is just a stone's throw away from essential services, offering a lifestyle of ease and accessibility. Constructed in 1980, this two-level abode welcomes you with an entryway leading up internal stairs, granting direct access to the garage and a versatile rumpus room adorned with bi-fold doors that reveal an undercover outdoor sanctuary. While not quite legal height, the lower level is equipped with a bathroom and an area ideal for hosting gatherings, doubling as a play area for children or an additional living space for adults. The lower level is further complemented with an internal laundry with direct external access to the clothesline. The residence has been recently refreshed with an exterior paint and a newly installed timber fence to the right-hand side. All windows throughout the residence have been replaced and security screens have been added. Every bedroom, along with the lounge and rumpus rooms, are equipped with television connections, ensuring modern convenience and entertainment options throughout the home.

**Upstairs Highlights:**\* Four bedrooms, each with built-in wardrobes and TV outlets\* Air conditioning in three of the bedrooms\* A modern kitchen featuring a new 5-burner gas cooktop, new electric oven, a pull-out pantry, and ample storage\* An inviting combined living/dining area with air conditioning and toughened coloured glass sliding doors and screens to the front verandah\* A main bathroom with a separate toilet\* Internal staircase

**Downstairs Highlights:**\* A spacious rumpus room, perfect as a children's hideaway or an alternative living space\* Extra storage beneath the stairs\* Bi-folding doors off the Rumpus room that open to an undercover outdoor patio\* A handy internal laundry with direct access to the clothesline

**Outdoor Features:**\* Two 3m x 3m garden sheds and an optional 4m x 3m shed - Please note the 4mx3m shed is not approved and can be dismantled and removed if required\* A 3,000-liter water tank with a pump and filter system for gardening needs\* A 3kw solar system with 12 panels to keep those utility bills at a minimum\* A gate at the rear of the property that leads directly to the Great Western Super Centre and Bunnings warehouse

Within walking distance to several local amenities including local Shopping Centres, Primary and High Schools, Keperra Golf Club, Parks, and various transport links, including Keperra and Grovely train stations and Brisbane City Council buses, this property is a true gem. Located merely 10km from Brisbane's CBD, in the desirable vicinity of Keperra, this home is a blend of classic charm. Seize the opportunity to make this captivating residence your own. To arrange a private inspection contact Janice Cox today.

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