

57 Aubigny Street, Annerley, Qld 4103

Place. **P**

House For Sale

Saturday, 29 June 2024

57 Aubigny Street, Annerley, Qld 4103

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 645 m2

Type: House



Ben Smith
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Darren Cosgrove
0468641246

Auction

Auction Location: On-Site This partly renovated post-war home is ready for you to move in and immediately enjoy the lifestyle the area has to offer. Situated on an expansive 645sqm lot adjacent to Mackenzie Place Park, you'll love watching the kids play from your backyard to the park and back again. Enjoy a coffee from the famous Billykart Kitchen, just across the road. The warmth and character of this home is alluring, from the front door to the expansive rear deck. The deck, complete with a skillion roof and ceiling fans, ensures you stay cool in the summer. Or, add a pool in the generous backyard to make the most of the size on offer. Inside, you'll find a recently renovated kitchen, main bath, and an exquisite his-and-hers ensuite complete with a bathtub off the main bedroom. The master bedroom features built-in wardrobes, a barn door to the ensuite, and air conditioning. The second bedroom also has air conditioning, and the third bedroom is ideal for toddlers or a home office, with ample natural light from the casement windows. There is loads of potential to extend or create more living space (STCA) where the existing carport and garage sit adjacent to the house, providing further flexibility for your future plans. Bordering Tarragindi and Moorooka, Aubigny Street is a blue-chip, green, and leafy location within 6km of the CBD. Just minutes away from the freeway, Ipswich Road, and Clem 7 tunnel, and within close proximity to shops, cafes, busway, and cycling paths, this quiet, tree-lined location is considered one of the best pockets in Annerley. Walk around the corner to some of Brisbane's best cafes, including Billykart Kitchen, Café O Mai, and Vaiola at Tarragindi Green. The restaurants of the Annerley Junction, Moorooka, and Tarragindi Central shopping precincts are also within easy reach. The South East Freeway is only a 4-minute drive away, and buses arrive every 10 minutes on Ipswich Road, taking you to the Princess Alexandra Hospital, Woolloongabba, South Bank, Brisbane CBD, and Fortitude Valley, as well as the Active Travel Veloway through Arnwood Place into many of the same locations. Commute to the CBD via bicycle and spend only 4 minutes total on shared roads with cars—the rest being on a safe bike path!

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