

6 Avocado Street, Macgregor, QLD, 4109



House For Sale

Thursday, 1 August 2024

6 Avocado Street, Macgregor, QLD, 4109

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: House



Tony Jin

0430686890



Aaron Liu

0424975836

SOLID FAMILY HOME IN A HIGHLY SOUGHT AFTER LOCATION!

6 AVOCADO STREET, MACGREGOR

Much interest will follow this worthy investment and set to go to auction on 17 August 2024 at 1.30pm, all prior offers will be considered! Ready to move in today, tenant it tomorrow, renovate and design your dream home, redevelop the block and build your forever home (STCA) or capitalise on this perfect location, you can't lose!

Briming with pride, purpose and integrity, this property has been lovingly cared for and will melt your heart with its charm and sense of family. Undoubtedly, you will want to put your touches to this one, but for everything it lacks in boastful excessiveness, it makes up for in land size, and potential; and that my friend, is where you come in.

The ideal buyer will have a vision and will appreciate homes built in this era were built to last and characterise quality with large proportions. Here, there is a backyard waiting for family life and can easily accommodate a pool, a granny flat or perhaps an extension to the existing home (STCA). Whatever your vision, you understand this is a gem because you have opportunities here that are seldom offered.

As she stands, this gorgeous family home is move-in-ready and has 3-bedrooms, 2-bathrooms plus a powder room and three living areas. There is also one double covered carport and one gated, single carport ensuring maximum accommodation for cars and recreational vehicles.

Key considerations:

- Solid, 2-storey brick home
- Five air-conditioning units - in all bedrooms, living room and multi-purpose room
- Upgraded hybrid-timber floors in living areas and kitchen | plush carpets in bedrooms
- Large covered patio overlooking the fenced backyard | garden shed
- Whopping 562m² parcel of level land with an impressive 21.4m frontage | easterly aspect
- Security screens on windows and doors
- Solar system

Only enhancing the appeal of this residence, local amenities are abundant and include:

- 17-minutes to Brisbane's CBD
- 5-minute stroll to Nissan Arena Park & Ride with express city bus routes
- Local shopping, leisure and dining precincts include Westfield Mount Gravatt, Sunnybank Plaza, Sunnybank, Market Square, and Sunny Park Shopping Centre
- In catchment for MacGregor State School and MacGregor State High School
- Short drive to Griffith University's Nathan Campus
- Close to QEII hospital and Sunnybank Private Hospital
- Quality childcare in proximity

You will kick yourself if you miss this opportunity! With a sense of authenticity and providing a lifestyle of convenience and adaptability, this family home is yours for the taking! Contact Tony Jin today.

Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.