

**8 Lecha Street, Sunnybank Hills, QLD, 4109**

Place. 

**House For Sale**

Tuesday, 24 September 2024

8 Lecha Street, Sunnybank Hills, QLD, 4109

**Bedrooms: 4**

**Bathrooms: 1**

**Type: House**

## Prized Sunnybank Hills home with subdivision potential (STCA)

Whether you're after a charming family home in a popular location or an exciting renovation project (STCA) to make your own, this could be the perfect property for you. Alternatively, eagle-eyed investors and savvy developers will feel drawn to this exciting offering's genuine subdivision potential (STCA).

The current residence boasts four bedrooms and one bathroom with a single-storey layout that will suit a variety of house hunters. The living area is bright and cosy plus there's an open kitchen and meals space with sweeping countertops and both under-bench and overhead storage.

A generous yard and established gardens await outside and there are also security screens, a side patio and so much more to uncover.

All this is set on a generous lot with a fenced section of the block already offering its own driveway access and street frontage. The sky really is the limit for 8 Lecha Street in Sunnybank (STCA).

- Calling all owner-occupiers, renovators, investors and developers
- A prime opportunity with exciting subdivision potential (STCA)
- The existing residence offers four bedrooms and one bathroom
- Scope to update, modernise and create a low-maintenance home (STCA)
- Light-filled living, a neat-and-tidy kitchen and a side patio
- Part of the lot is already fenced and has a driveway for convenience
- Set along a quiet cul-de-sac street, perfect for young families
- Within easy walking distance of local bus stops and Les Atkinson Park
- Close to train stations, schools and the Pinelands Plaza shopping hub
- The Brisbane CBD is just over 20 minutes (approx.) away by car

**\*\*Some photos are used for illustration purposes only**

### Disclaimer:

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If the property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes.