



50 Eureka Street, KELVIN GROVE QLD 4059

House: 3 beds 1 baths 2 park



## Inner city home with classic cottage style

SOLD

Just 3kms from the CBD in leafy surrounds on a quiet, friendly street, this traditional Queensland home has a lot to offer!

Combining classic features such as high ceilings, VJ walls and its traditional exterior with contemporary conveniences like modern electrical wiring and air-conditioning to the living area and main bedroom, this home is ready for occupants from the get-go, perfect for use as a rental property. Council approved plans for raising the cottage and expanding underneath allow for owners to put their own stamp on the home and create their own custom living experience!

The existing home provides a cosy living experience perfect for small families or for renting. The three bedrooms come complete with ceiling fans, while the kitchen includes ample bench and cabinet space. Original wide wooden floorboards in the living room and throughout the home create a warm, welcoming feel for anyone stepping through the front door.

The spacious back deck provides an excellent space for enjoying a coffee or a drink with family and friends while taking advantage of lovely breezes flowing across the property. The backyard is a real treat, offering a surprising amount of space for an inner city home. You'll love this quiet green haven, perfect for outdoor time with the kids or relaxing in the serenity.

The home's location puts you right on the doorstep of everything Kelvin Grove has to offer. Nearby public transport and proximity to main roads makes getting around Brisbane an easy affair, while shops, restaurants and markets are only a stone's throw away at Kelvin Grove Urban Village. QUT and Kelvin Grove State College provide great educational opportunities within walking distance, and Victoria Park and the new Herston Quarter development are only a short drive away. Also within reach are the Clem 7 and Airport Link tunnels, making weekend getaways



**Mario Sultana**  
Principal

**E:**

mariosultana@placerealestate.com.au

**M:** 0428 282 223

### Features

- Air Conditioning
- Built-In Wardrobes
- Close to Schools
- Close to Shops
- Close to Transport
- Polished Timber Floor



50 Eureka Street, KELVIN GROVE QLD 4059

House: 3 beds 1 baths 2 park

to the coast quick and easy!

These are only some of the benefits this quiet, unassuming home has in store. Book an inspection today and see if it could be a Place to call your own!

**\*\*This 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\*\***



50 Eureka Street, KELVIN GROVE QLD 4059

House: 3 beds 1 baths 2 park

## 50 Eureka Street, Kelvin Grove

Approx. gross internal area: 75.6m<sup>2</sup>

Approx. gross external area: 111.1m<sup>2</sup>

Approx. gross total area: 186.7m<sup>2</sup>



### FLOOR PLAN

Whilst every attempt has made to ensure the accuracy of the floorplans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only.



50 Eureka Street, KELVIN GROVE QLD 4059

House: 3 beds 1 baths 2 park

