



331 Algester Rd, Algester



BIG 500 sqm HOME PLUS GRANNY FLAT ON 1,000 sqm BLOCK - GREAT BUSINESS LOCATION TOO

This spacious family home is to be sold at auction if not before - the sellers have bought elsewhere and it must be sold. Perfect for a large or extended family - enter the market with your parents - two residences in one. Or rent out the granny flat for up to \$295 a week and supplement your income and help pay off your home. Live in and invest - plus great location for a business with excellent street profile for advertising. So much potential here, don't miss out.

6 Bedrooms + 2 Kitchens + 3 Bathrooms + Triple Garage + extra parking - Solar Power.

Unique in design and with over **50 squares** of living, this property is literally 2 separate homes on a 1000sqm block in a private pocket in Berjac Place Algester off Algester Road. Call to arrange your private viewing at a time that suits you.

This fantastic property can adapt to suit the changing needs of your family. It's especially ideal for the big family or as a rewarding investment opportunity.

Rent out the granny flat to help pay off the mortgage, or use the extra space to develop your own home-based business. The granny flat is also ideal for teenagers wanting their own space or for elderly parents wanting their independence while living under the same roof. You just can't put a price on the peace-of-mind it gives you.

No matter what your family needs – this great property will grow with you and give you all the space you're likely to ever need.

House features include:

- 5 bedrooms (all with built-ins + ceiling fans)—air-conditioned master with WIR + en-suite & air-conditioning in bedroom 2
- Central kitchen with heaps of bench/cupboard space + dishwasher

6 **3** **3** **1,000 m2**

Price SOLD for \$662,000
Property Type Residential
Property ID 280
Land Area 1,000 m2
Floor Area 464.50 m2

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- 3 big separate living areas—huge formal lounge with bay window, enormous rumpus with built-in bar, and massive air-conditioned family/casual meals
- Stylish main bathroom with bath, separate shower & vanity with stone bench top
- Expansive covered outdoor entertaining
- Big sized laundry with twin tubs
- Triple garage (2 automatic + 1 manual) with direct internal access to both house & granny flat
- Double-gated side access
- Off-street parking for the trailer or boat
- Garden shed

Granny Flat features include:

- Air-conditioned living & family/meals
- Big kitchen with built-in laundry & heaps of storage
- En-suite sized bathroom with shower & toilet
- Bedroom with walk-in robe
- Separate access from garage
- Separate access to outdoor entertaining

Extra features include:

- Big 5kw solar power system
- Fully fenced back yard with colorbond fence all round
- Whirlybirds
- Skylights

Situated on a massive 1000m² block in an exclusive and private location in the heart of Algester. Just a short walk to city express bus stops, Algester Sports Centre, Algester and St Stephen's Primary Schools, and Wisdom College Calamvale.

Enjoy leisurely strolls in the neighbouring parklands or take the kids for a bike ride along the many cycling tracks nearby. There's also an off-lead park for the dogs to socialise and burn off excess energy.

This fantastic property is distinctly different and offers so much potential and opportunity. Only an inspection will reveal its many features and how it all comes together. We have a building and pest report available for interested buyers. You can arrange to see this property anytime by appointment or at open house.

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