

## Salisbury, 30 Launceston Street

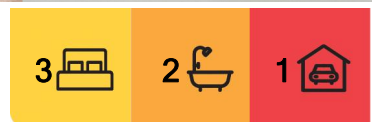
### A LOT TO LOVE ABOUT LAUNCESTON

Located in a quiet pocket of Salisbury and tastefully renovated, 30 Launceston Street is ready for its next tenant.

At the front of the home, there is a covered patio that overlooks the front yard and driveway. Inside the home, you are greeted by an air-conditioned and open plan living and dining space with direct access to the central kitchen.

The modern kitchen offers a breakfast bench, electric cooktop with rangehood overhead, dishwasher, oven and ample bench and cupboard space for the cook of the home to enjoy. With entertaining in mind, the kitchen and living spaces flow out to an oversized and covered deck overlooking the back yard and greenhouse.

Back inside the home, there are three bedrooms on offer, all with air-conditioning and built in wardrobes. The main bedroom enjoys its own wing with built-in shelving, walk-in



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wardrobe and ensuite with shower and toilet. The main bathroom services the rest of the home with a shower, bath and separate toilet. The laundry is positioned off the hallway, complete with a built-in bench and cupboards.

The home is fully fenced with space for a car to park securely in the garage and additional off-street parking in the driveway.

Salisbury is only 12km from the Brisbane CBD with easy access to the train, but, M1 and only a short drive to Aldi, Westfield Garden City, Sunnybank Plaza, Market Square, QE2 Hospital, Griffith University (Nathan Campus); an easy stroll to the main amenities Salisbury has to offer, including local community based cafes, the brewery at Ballistic Beer. Salisbury offers some fantastic schooling options from the C&K Kindergartens through to the well-regarded State and Catholic schools and Brisbane Christian College primary and secondary school campuses.

Outstanding features of 30 Launceston Street at a glance:

- Front covered patio
- Open plan living and dining space with direct access to the kitchen
- Modern kitchen with a breakfast bench, electric cooktop with rangehood overhead, dishwasher, oven and ample bench and cupboard space
- Oversized and covered rear deck overlooking the back yard & greenhouse
- 3 bedrooms, all with air-conditioning & built in wardrobes
- Main bedroom with built-in shelving, walk-in wardrobe and ensuite with shower & toilet
- Main bathroom with shower & bath
- Separate toilet
- Laundry with built-in bench & cupboards
- Fully fenced
- Space for 1 car to park securely in the garage & additional off-street parking in the driveway
- 12km from CBD
- Easy access to the train, but, M1 and only a short drive to Aldi, Westfield Garden City, Sunnybank Plaza, Market Square, QE2 Hospital, Griffith University (Nathan Campus)
- Short stroll to the main amenities Salisbury has to offer, including local cafes, the brewery at Ballistic Beer
- Close proximity to C&K Kindergartens & Brisbane Christian College

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TO APPLY for this rental property please go direct to our website (below) or contact our office on 07 3848 7369. <https://annerleyyeronga.ljhooker.com.au/search/property-for-rent/page-1>



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## More About this Property

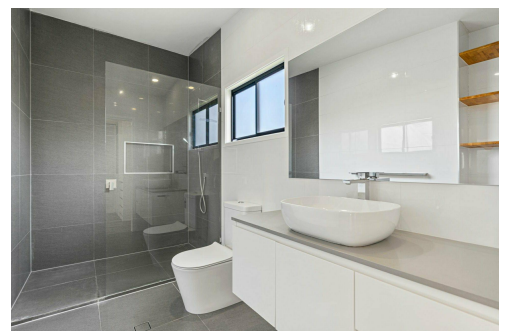
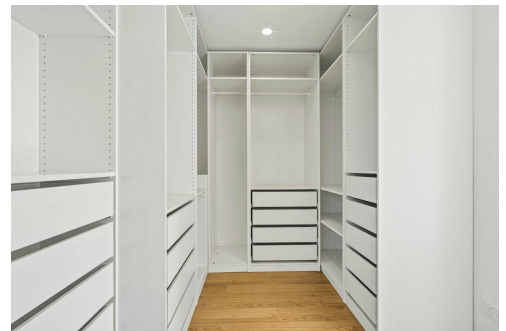
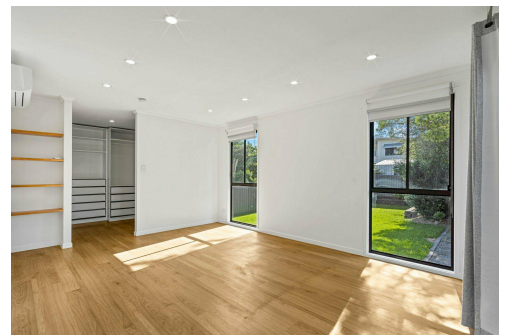
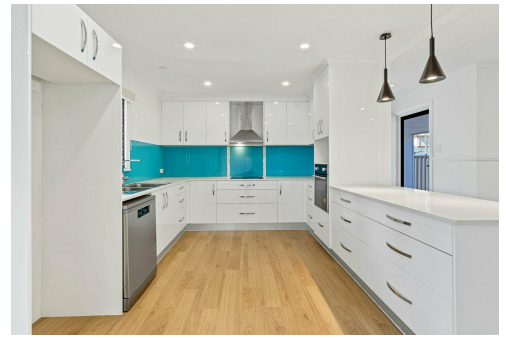
Property ID	1E68H31
Property Type	House
Land Area	675 sqm
Including	Ensuite Air Conditioning Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced

### Josephine Elvin 0457 000 897

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30 Launceston Street **SALISBURY**

3 | 2 | 1 | 208m<sup>2</sup>

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All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted.  
Plans are shown for marketing purposes only.

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