



Bald Hills, 63 Gladdon Street

Fantastic Investment Opportunity - Single Level Family Home on 749m2

Welcome to 63 Gladdon Street, Bald Hills-a fantastic single-level brick and tile home perfectly positioned on a generous 749m2 flat block. Nestled within a quiet pocket and backing onto beautiful parkland, this fantastic home offers a family friendly floorplan, 2 bathrooms and a huge backyard!

The property is currently leased for \$620 per week until May 2025, making it the perfect investment to add to your portfolio. Whilst the home is neat and tidy as-is, it also provides an amazing opportunity to add further value with cosmetic renovations.

The home's wonderful features are complemented by its peaceful and convenient location, which is just 18km from the Brisbane CBD. Public transport is so close with a bus stop at the end of the street and Bald Hills Train Station just 10 minutes away. Bracken Ridge Plaza (Coles) is conveniently located close by and Queensland's largest shopping centre,



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

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For Sale
Please Call

View
ljhooker.com.au/38QRF1R

Contact
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LJ Hooker Aspley | Chermide
(07) 3263 6022

'Westfield Chermside', is within a 15-minute drive. Being a family friendly location, there are extensive parklands right at the back boundary and a variety of excellent public and private schools within close proximity. Buyers looking for easy access to the Sunshine Coast and Brisbane Airport will appreciate just how convenient this location is with easy access to the both the Bruce Highway and Gateway Motorway.

Special Features:

- * Large 749m2 block featuring a north/south aspect and backing onto extensive parkland.
- * Solid and easy-care brick and tile construction.
- * A spacious open plan lounge and dining space which flows easily from the kitchen and outdoor space.
- * A neat and tidy kitchen featuring plenty of bench space and storage.
- * 4 bedrooms, each with built in robes.
- * Master bedroom features an ensuite and walk-in robe.
- * Air-conditioning to the living room and Master Bedroom
- * 2 bathrooms (including ensuite to the master bedroom). The family bathroom has an incredibly functional design featuring a separate bath and shower, separate vanity and separate toilet. The 2nd bedroom also benefits from direct access to this bathroom - making it feel like an extra ensuite!
- * An uncovered patio area which flows out from the living/dining spaces and overlooks the huge backyard.
- * Very large fully fenced backyard which offers plenty of space for kids and pets to run around, plus lots of space for a potential pool or large shed.
- * Internal laundry
- * Double car garage.

To discuss this opportunity further please contact JOSHUA WATERS.

More About this Property

Property ID	38QRF1R
Property Type	House
Land Area	749 m ²
Including	Air Conditioning Built-in-Robes Fully Fenced

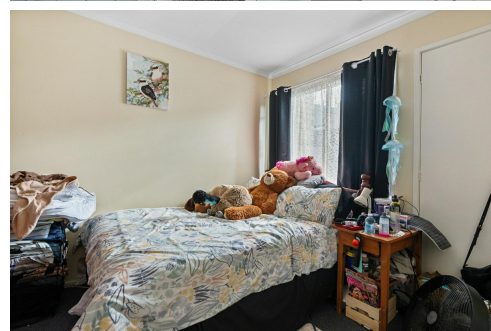
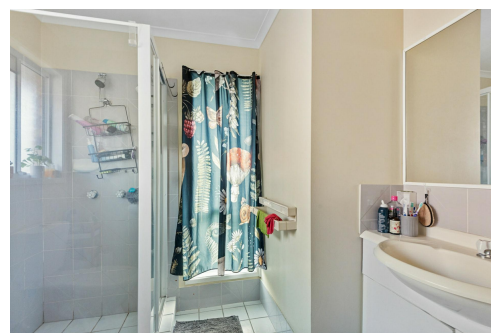
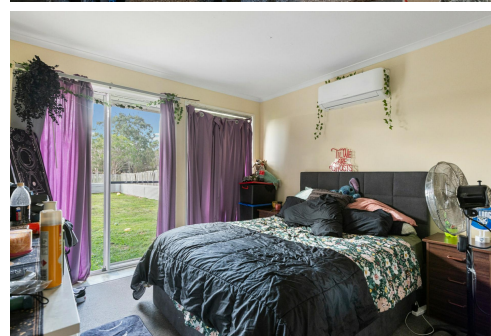
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Whilst every attempt has been made to ensure accuracy,
Floor Plans are representative and should be used as a guide only

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