7 Gilmour Street, Chermside West

MOVE IN READY - NORTH FACING BACK YARD!

Positioned within a quiet, tree-lined pocket of Chermside West, this solid high-set brick residence presents an outstanding opportunity for buyers looking to secure a well-maintained home with future potential on a generous 663m² allotment with a 19.7m frontage and desirable north-facing backyard.

Offering a practical layout with multiple indoor and outdoor living spaces, the home is immediately comfortable while also presenting clear scope for renovation or future enhancement over time. The established nature of the property, combined with the size and usability of the block, also makes it an appealing option for buyers exploring future development potential (STCA) while maintaining strong holding appeal as a rental investment.

The main living area flows directly to a large enclosed sunroom, capturing natural light and elevated suburban outlooks, while the spacious north-facing backyard provides ample room for families, entertaining, or future landscaping improvements. Existing kitchen and bathroom spaces are neat and functional, allowing buyers flexibility to update at their own pace.

3 2 2

FOR SALE
OFFERS OVER $1,295,000

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Interested parties must rely solely on their own enquiries.

LJ Hooker

Positioned within an exceptionally quiet locale, the home enjoys close proximity to local parkland, walking trails, and everyday conveniences, reinforcing the long-term lifestyle appeal of this tightly held residential pocket.

Whether you are entering the market, searching for your next renovation project, or securing a site with future upside, 7 Gilmour Street presents a flexible opportunity within one of Chermside West's most consistently popular family pockets.

FEATURES;

" Established high-set brick residence positioned on a generous 663m² allotment.
- Stunning north-facing backyard with ample potential.
- Quiet tree-lined street within tightly held pocket of Chermside West locale.
- Elevated enclosed sunroom capturing natural light and suburban outlooks.
- Spacious backyard providing excellent usability for families and entertaining.
- Functional kitchen and bathroom spaces with future renovation opportunity.
- Multiple indoor and outdoor living zones across practical high-set layout.
- Ideal option for first home buyers, renovators, or future value-add projects.
- Strong potential rental holding while exploring future development options.
- Positioned nearby local parkland, walking trails, and everyday conveniences.
- Under-house utility and storage areas supporting additional functionality.

Home's that present this much opportunity are seldom found in today's market, don't hesitate call Dean & Harry today for the sales report and rental appraisal!

MORE DETAILS

Property ID	1EYEF4N
Property Type	House
Land Area	663 m2
Including	Study
	Air Conditioning
	Balcony
	Deck
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes

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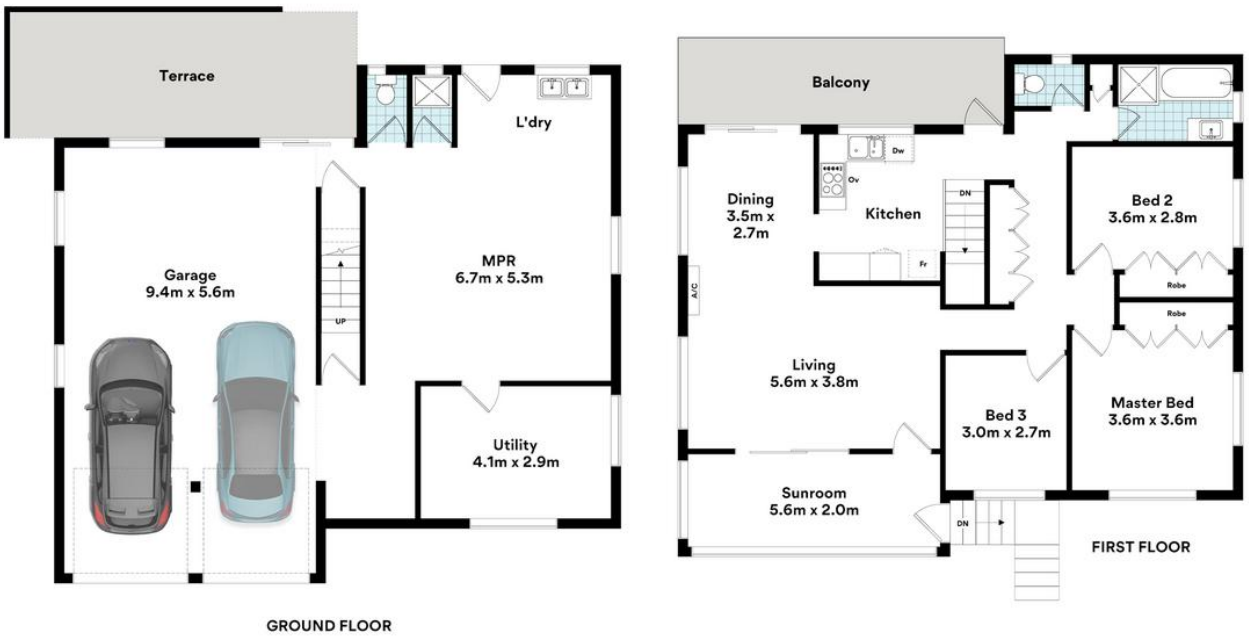

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FLOOR AREA SIZES

Internal 184.3m² | External 34.6m² | Garage 56.8m² | **TOTAL 275.7m²**

Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only. Provided by primepixels.com.au

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