



29 Langdon Street, Cleveland

## SPACIOUS SINGLE-LEVEL LIVING WITH THREE BATHROOMS IN A PRIME CLEVELAND POCKET




Positioned on a 405m<sup>2</sup> block in a well-established Cleveland pocket, 29 Langdon Street presents a thoughtfully designed home offering a practical single-level layout, high ceilings, and flexible living for a range of buyers. With three bedrooms, three bathrooms, ducted air conditioning, and a well-connected open-plan living and dining zone, the home combines everyday comfort with low-maintenance appeal.

The layout is particularly functional, with the main living area flowing through to the rear patio, while the bedroom configuration offers excellent separation and flexibility. Combined with epoxy flooring to the garage, solar, and Colorbond construction, this is a home that balances convenience, durability, and modern livability.

### Property Highlights

#### Living, Layout & Comfort

- High ceilings enhancing natural light and internal space

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### FOR SALE

\$1,250,000+

### VIEW

Sat 20th Jun @ 12:00PM - 12:30PM

### AGENTS

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### AGENCY

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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.

 **LJ Hooker**

- Ducted air conditioning throughout
- Open-plan living and dining area forming the heart of the home
- Single-level design suited to easy everyday living
- Colorbond construction

#### Kitchen & Dining

- Centrally positioned kitchen connecting naturally with the living and dining zones
- Practical layout supporting both day-to-day living and entertaining

#### Bedrooms, Bathroom & Laundry

- Three bedrooms in total
- Three bathrooms across the home
- Main bedroom with ensuite
- One of the additional bedrooms also serviced by its own ensuite
- Flexible layout well suited to guests, shared living, or extended family

#### Outdoor & Entertaining

- " Rear patio extending directly from the main living area
- " Low-maintenance outdoor setting on a 405m<sup>2</sup> block

#### Parking & Storage

- Garage with epoxy flooring and space suited to approximately 1.5-car use
- Additional practicality for storage or workshop-style use

#### Infrastructure & Efficiency

- Solar system installed

#### Prime Location

Cleveland remains one of the Redlands' most established and desirable suburbs, known for its blend of bayside lifestyle, transport access, shopping convenience, and schooling options. Langdon Street sits in a strong residential pocket close to the foreshore, with nearby access to walking and cycling paths along the esplanade and convenient links into central Cleveland. Properties along and around Langdon Street also benefit from close proximity to local schools, Cleveland's retail precinct, and rail access back to Brisbane.

- Nearby foreshore walking and cycling paths along the esplanade
- Cleveland Central shopping precinct
- Cleveland train station
- Cleveland District State High School and other local schooling options
- Raby Bay Harbour dining and marina precinct
- Easy access to the wider Redlands Coast lifestyle and everyday amenities

Offering a practical floorplan, multiple bathrooms, and a highly convenient Cleveland position, 29 Langdon Street presents a strong opportunity for buyers seeking low-maintenance living with lifestyle appeal.

#### Additional Features

- NBN: Fibre to the Premises (FTTP)
- Rates: Approx. \$939.20 per quarter

All information provided is gathered from verified sources and owner-confirmed features; however, prospective buyers are advised to conduct their own due diligence to verify details.

Note: This property is being marketed without a specified price; the listing may appear in a price range for website functionality purposes only.

## MORE DETAILS

Property ID	BU7NF2S
Property Type	House
House Size	193 m2
Land Area	405 m2
Including	Air Conditioning Fully Fenced Solar Panels

**James Carmichael 0408 455 771**

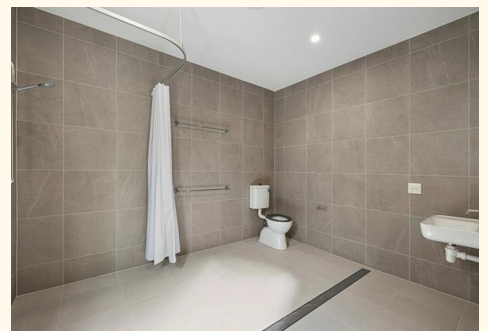
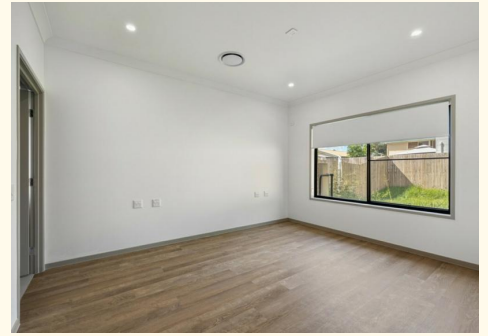
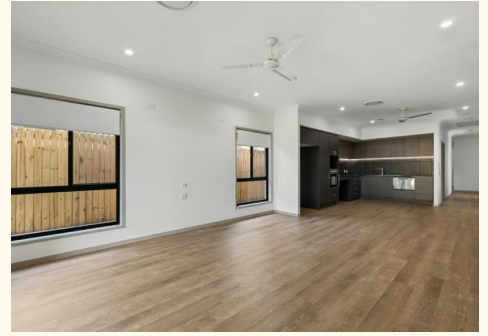
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Covered Area: 193m<sup>2</sup>



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