



## Coorparoo, 547 Cavendish Road

SOLD BY BROCK WARD & JESS TUDMAN

547 Cavendish Road is positioned on a north facing 607sqm elevated block, with sweeping tree-lined views from Mount Coot-Tha across to the twinkle of city lights. Nestled in a desirable pocket of Coorparoo, this exceptional property presents an unmissable opportunity for both investors and astute buyers alike.

Coorparoo is a tightly held suburb, offering inner city living at its finest, with a real sense of community. Within the catchment and walking distance of the highly sought after Cavendish Road State High School & Holland Park State School, and moments from elite colleges including Loreto, Our Lady of Mt Carmel & Villanova to name a few.

Ideally located close to shopping precincts including Coorparoo Square & Stones Corner, easy access to Greenslopes Hospital & Westfield Carindale Shopping



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**SOLD**

5

4

1

**For Sale**

Please Call

**View**

[ljhooker.com.au/Z48H31](http://ljhooker.com.au/Z48H31)

**Contact**

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Salisbury  
(07) 3848 7369**

Centre. Public transport at your doorstep and surrounded by parks and recreational areas, including walking distance to White Hills Reserve and its scenic walking tracks provides the ideal escape. The convenience doesn't stop there – with a mere 6-kilometre distance to Brisbane CBD, this property offers the perfect balance between suburban tranquillity and urban accessibility.

In the same family for over 50 years, this home has been well loved & cared for and looking for its next owner to make it their own. This property unfolds with an array of possibilities, designed to cater to a variety of living arrangements and income streams.

The upper level is full of character and charm, boasting high ceilings, ornate architraves, casement windows and original hardwood floors. The light filled kitchen is offset by an informal dining area, connecting seamlessly to the large living area. With three good-sized bedrooms serviced by one main bathroom, this configuration ensures comfort and functionality for both residents and guests. A sense of elevation is felt from the upper level with a beautiful aspect to the rear overlooking the suburb – perfect for a deck extension to further capture the views & breezes.

This unassuming post-war home is more than meets the eye, and needs to be seen to be believed! The expansive southern wing offers the flexibility with both internal access and separate entry. Whether accommodating a larger family or seeking additional income, this space features a new bathroom, kitchenette and bedroom adjacent to a spacious comfortable lounge area.

The real bonus of the home is downstairs. On the lower level there is a large studio rumpus that has its own kitchenette, shower, toilet & laundry. This area has an abundance of storage, and would be ideal for multi-generational families, a work from home space, rumpus/games room or a teenage retreat.

There is yet another granny flat to the rear of the home, with its own entrance, sun room, generous sized studio living room with hardwood floor and a separate kitchenette and bathroom.

Complete the package with a large terraced backyard with room to add a pool, abundance of storage throughout the home and carport.

This property transcends the conventional living experience, offering a dynamic investment opportunity that combines comfortable living with income potential. Whether you're a discerning investor seeking an attractive rental proposition or a buyer looking to explore the potential of multi-generational living, 547 Cavendish Road delivers on every front.

Features of 547 Cavendish Road, Coorparoo:

- 607sqm north facing elevated block
- Walking distance to Cavendish Road SHS & Holland Park SS. Also close by are Loreto, Our Lady of Mt Carmel & Villanova
- 6kms to CBD. Close to public transport, shopping precincts, Greenslopes hospital and surrounded by parks and recreational areas.



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- Dual living
- Multi income investment opportunities and high rental return
- Upper level:
  - 3 spacious bedrooms with large living room. Light filled kitchen with eat-in dining area
  - High ceilings, ornate architraves, casement windows and original hardwood floors
  - Southern wing with new bathroom, kitchenette and bedroom adjacent to living area. With both internal and separate external access, it's an ideal extension to main home or additional income.
- Lower level:
  - Large rumpus room with kitchenette, shower, toilet, laundry and abundance of storage. Perfect for multi-generational families, work from home space, rumpus or teenage retreat.
  - Granny flat with separate entrance, sunroom, studio living room with a separate kitchenette and bathroom.

This property will be sold quickly, contact your selling agents Brock Ward and Jess Tudman to secure your inspection today.

## More About this Property

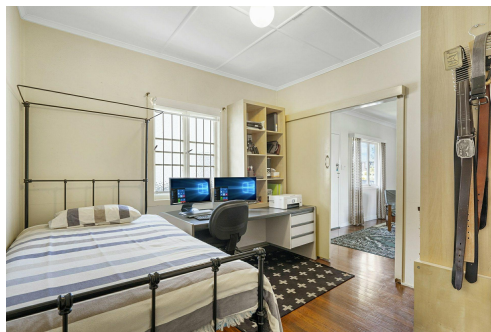
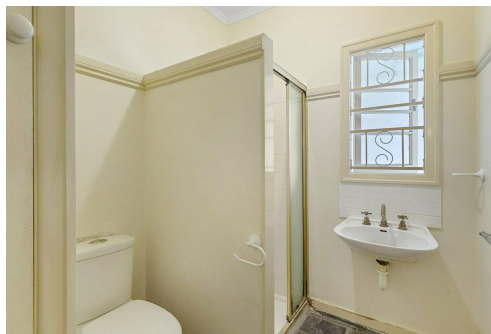
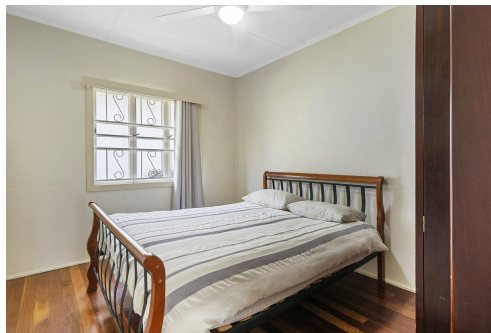
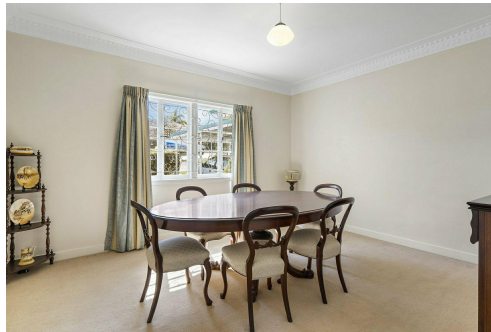
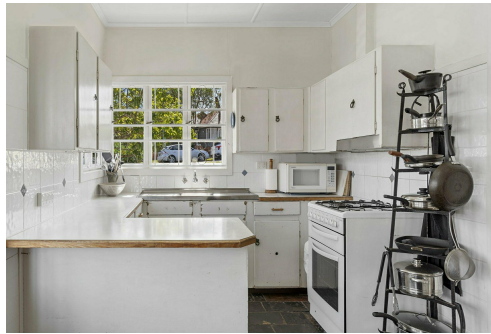
Property ID	Z48H31
Property Type	House
Land Area	607 m²
Including	Air Conditioning Floorboards Dual Living Cavendish Road State High School Holland Park State School Public Transport

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 Head of Property Management | Sales & Marketing Consultant | [j.tudman@ljhookerproperty.com.au](mailto:j.tudman@ljhookerproperty.com.au)

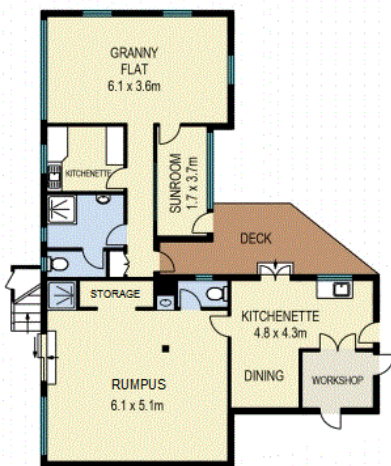
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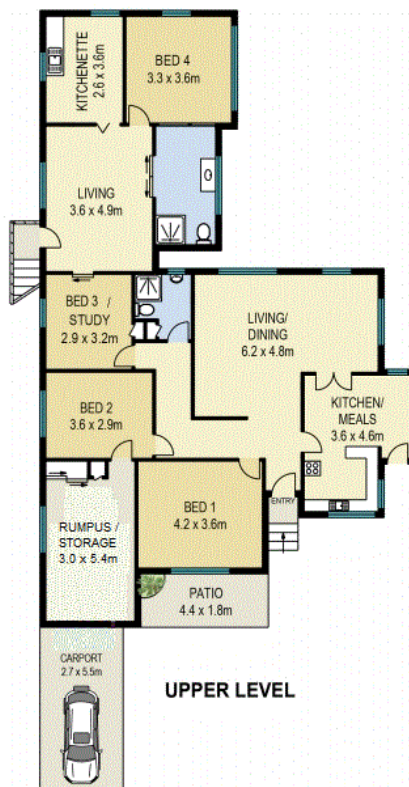
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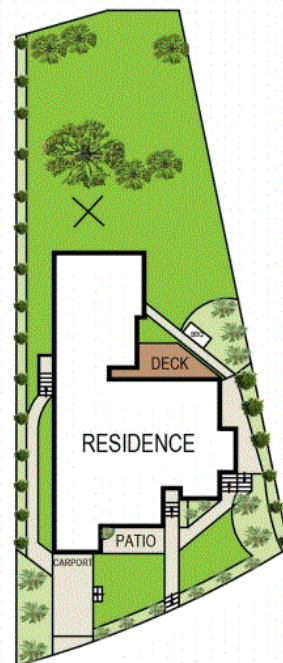
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LOWER LEVEL



UPPER LEVEL



SITE PLAN  
(NOT TO SCALE)

SCALE (METRES)



## 547 Cavendish Road, Coorparoo

Scale in metres, indicative only. Dimensions are approximate. All information contained here in is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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