

72 Russell Street, Edge Hill

Entry-Level Opportunity in Blue-Chip Edge Hill

Positioned in one of Cairns' most sought after lifestyle suburbs, 72 Russell Street presents a rare opportunity to secure an entry-level foothold in Edge Hill, with outstanding scope to add value over time.

Set on a generous block, this solid low-set home offers a functional three-bedroom layout with immediate liveability, while providing the perfect canvas for renovation, extension, or future enhancement. For buyers looking to break into the suburb this is an opportunity that's becoming increasingly hard to find.

Inside, the open-plan living and dining area connects seamlessly to the kitchen and in combination with a spacious covered entertaining area—an ideal starting point to create a modern indoor-outdoor lifestyle. The well-separated bedrooms, central bathroom, and dedicated laundry add to the home's practical and adaptable design.

Outdoors, the block offers ample space to expand, landscape, or add a pool (STCA), allowing you to further capitalise on the location. A carport and detached shed provide additional flexibility for storage, hobbies, or workspace.

3 1 1

FOR SALE
Offers Over \$720,000

VIEW
By Appointment

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LJ Hooker

Just moments away, you'll find the vibrant Edge Hill Village, known for its popular cafes, restaurants, and relaxed community feel, along with the nearby Botanic Gardens, walking tracks, and quality schools.

Whether you're a first home buyer, renovator, or investor, this property represents a smart buy with clear upside in a suburb known for its long-term growth and demand.

Contact Nick Moller today to arrange a private inspection.

MORE DETAILS

Property ID	3YG0FMB
Property Type	House
Land Area	708 m2

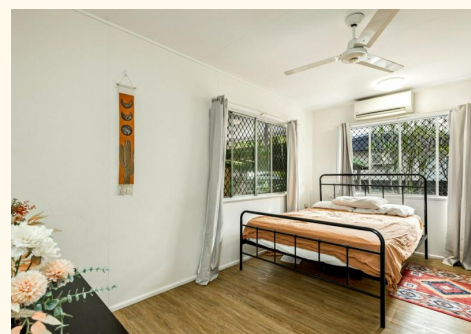
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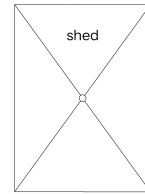
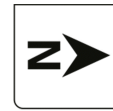
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