



12 Rosa Close, Edmonton

Endless Potential - Big Block, Big Shed, Big Opportunity!

Positioned in a quiet cul-de-sac, this solid home offers the perfect opportunity for renovators, first home buyers or savvy investors to secure a property with great bones and endless potential.

Set on a generous 804sqm block, this home is move-in ready with scope to update, enhance or extend to suit your needs. Add your personal touch and capitalise on the features already in place, including solar panels and a large 6m x 9m powered shed, ideal for tradies, extra vehicle parking or additional storage.

Property highlights include:

- Open plan living and dining area
- Central kitchen
- Three well-proportioned bedrooms, master bedroom with built-in wardrobe
- Spacious family bathroom with separate toilet, plus a fully accessible second bathroom
- Undercover patio - perfect for entertaining
- Large, 6m x 9m powered shed - room for two vehicles plus workshop area
- Car accommodation for three vehicles, plus further off-street

3 🚗 2 🚗 3 🚗

FOR SALE

Please Call

AGENTS

Kayla Pennefather
0429 364 945
kaylap@ljheh.com.au

AGENCY

LJ Hooker Cairns Edge Hill
(07) 4053 9999

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**

- parking
- Set on a generous 804sqm block with ample lawn space for kids and pets, and plenty of room left for a pool.

Located within easy reach of schools, parks, shops, public transport and just minutes to Edmonton Coles and Sugarworld Adventure Park.

This is your chance to secure a versatile property in a growing, family-friendly suburb. Whether you're looking to renovate, invest, or create a home that suits your style, this property ticks all the boxes.

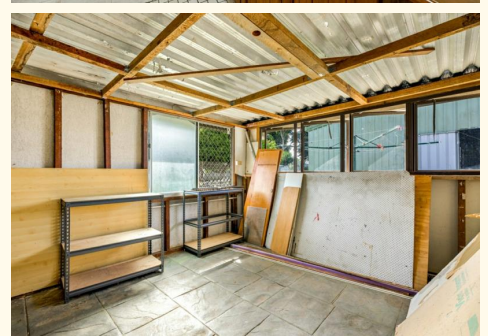
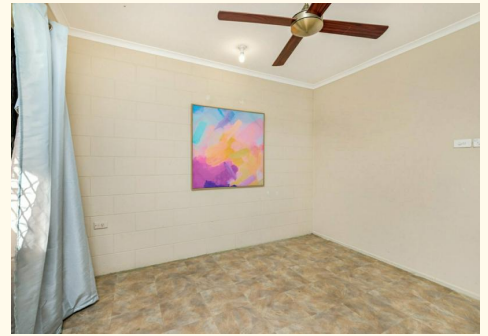
Call now to arrange your inspection!

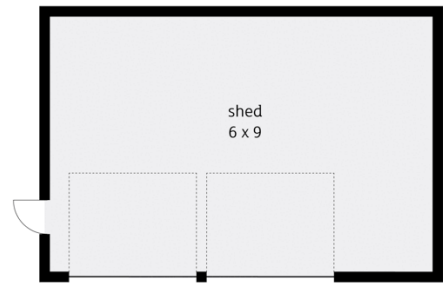
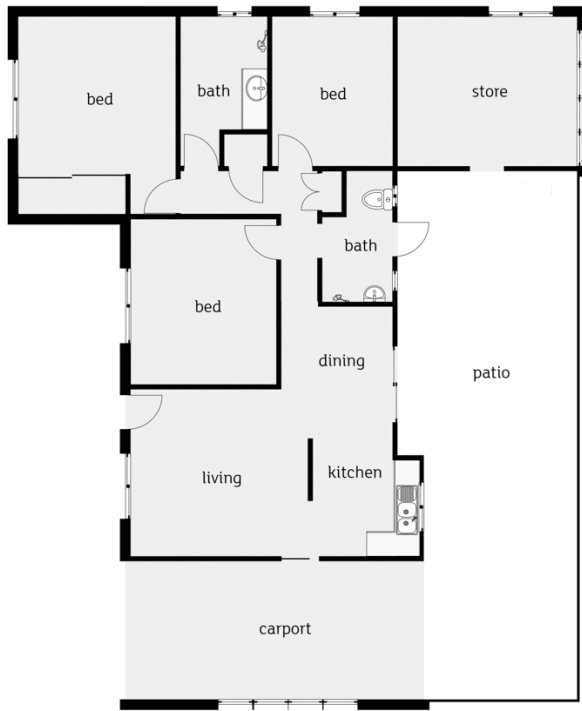
MORE DETAILS

Property ID	3XF2FMB
Property Type	House
Land Area	804 m2
Including	Air Conditioning Outdoor Entertaining Workshop Built-in-Robes Solar Panels

Kayla Pennefather 0429 364 945
Sales Consultant | kaylap@ljheh.com.au

LJ Hooker Cairns Edge Hill (07) 4053 9999
81 - 83 Woodward Street, EDGE HILL QLD 4870
cairnsedgehill.ljhooker.com.au | cairnsedgehill@ljheh.com.au





Whilst LJ Hooker Edge Hill has made every effort to ensure the accuracy of the floorplan contained here, measurements are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only.