



21 Cavenagh Street, Elizabeth Downs




Spacious & Private Family Home on a Generous Allotment

Privately set behind a lush hedge and positioned on a generous 644sqm (approx.) allotment with an impressive 18.8m frontage (approx.) and no easements on title, this well-presented home delivers comfort, convenience, and exciting potential for first home buyers, families, and savvy investors.

The home features three bedrooms, with built-in robes to the master and bedroom three. Ceiling fans throughout the bedrooms, lounge, and dining area, along with a reverse-cycle wall air conditioner and gas wall heater in the lounge, ensure year-round comfort. A formal front lounge provides a warm and inviting space to relax.

The practical kitchen and dining area includes a gas stove and ample cupboard storage, offering a functional layout for everyday living. Roller shutters to the front two bedrooms and lounge add an extra layer of privacy and security.

Outside, the property continues to impress with neatly maintained gardens at both the front and rear, a spacious rear verandah ideal for entertaining, and a valuable triple-length carport with roller door, providing ample undercover parking and convenient drive-through

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FOR SALE
\$630,000 - \$660,000

VIEW
Sun 19th Apr @ 12:00PM - 12:30PM

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

access.

Designed with accessibility in mind, the home includes ramps at both the front and rear entrances, making it well-suited for mobility-friendly living. A solar power system (approximately 3kW with 7 panels, to be confirmed) helps keep energy costs down.

Key Features:

- Generous 644sqm (approx.) allotment with 18.8m frontage (approx.) & no easements
- Privately set behind hedge; ideal for families, first buyers, or investors
- Three bedrooms; built-in robes to master & bedroom three
- Ceiling fans throughout; R/C aircon & gas heater in lounge
- Functional kitchen with gas stove & ample storage
- Roller shutters to front bedrooms & lounge for added security
- Large rear verandah & well-maintained gardens
- Triple-length carport with roller door & drive-through access
- Accessibility ramps at front & rear
- Approx. 3kW solar system (7 panels)
- Close to Munno Para Shopping Centre, schools & public transport
- Estimated rental return: \$530 - \$550 per week

Ideally located close to Munno Para Shopping Centre, with schools and public transport within easy walking distance, this is a fantastic opportunity in a well-connected, family-friendly area. Estimated rental return is approximately \$530 - \$550 per week.

Disclaimer:

We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.

RLA155355

MORE DETAILS

Property ID	68NNFDC
Property Type	House
Land Area	644 m2

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DISCLAIMER: Floorplan and area calculation are approximate and for illustration purposes only.
Produced by **Property Portraits**

Interior
Exterior

95m²
101m²

196m²
TOTAL

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